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**1929
EDITION**



Homes of Comfort

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From the collection of:

Jim Draeger

HOMES OF COMFORT

1-9-2-9 EDITION

*82 Designs of Moderately
Priced Homes—A Varied
Selection of Modern, Artistic
and Practical Homes*



Complete Plans and
Specifications Are
Available for All
Designs

Complete Plans and Specifications for any of the designs shown in this book will be furnished on request. Special Plans will be drawn to your order, if no plan in this book is found suitable. In cases of this kind a sketch should be sent, with an illustration of some other design from which you received your idea, with notes on the changes wanted or pointing out any variation.



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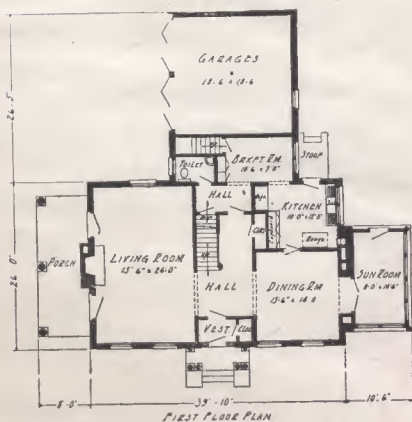
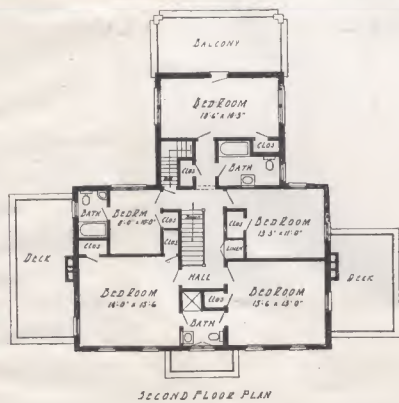
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HOME BW-800

Spacious and Very Well Designed

Size: 39'-10" x 26' ft.



THERE is comfort in roominess and this home has an abundance of room. It is a practical home of the larger type with unbroken walls and a rather simple roof. There is little to be said and much to be observed in the floor plan, with no waste space and everything conveniently arranged for maximum comfort. It would take many words to enumerate all of the many attractive features of this plan. Outstanding, however, are the private baths and the breakfast room through which an entrance could be made to the garage which is attached to the home. Abundant closet and storage space is provided on both floors and the lavatory downstairs will be an appreciated convenience. This is an unusual home of the spacious type. If desired, it would with the proper treatment look as well in stucco as it does in brick.

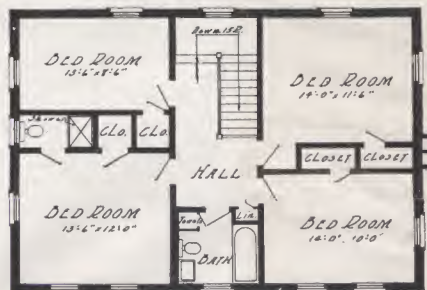


HOME BW-802

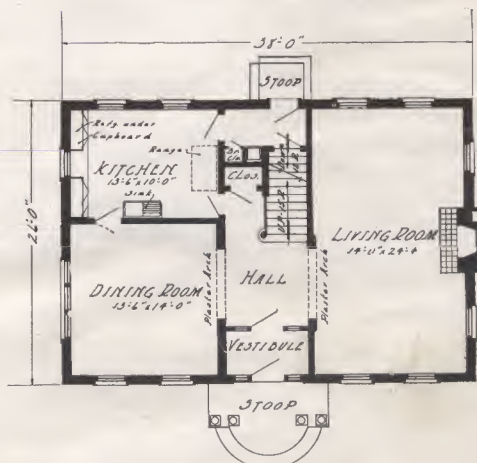
Harmony in Good Colonial Architecture

Size: 38 x 26 ft.

THIS very attractive home, an interpretation of the southern colonial mansion, is beautiful in proportion, interesting in detail and decidedly planned for comfort and convenience. It expresses a dignity that is desired by home owners. The floor plan is not unusual, in fact, it is quite usual because it would be hard to improve upon this arrangement which has been perfected in previous homes of this type. The entrance hall with the roomy vestibule can easily be visualized as an interesting picture, with an attractive Colonial stairway with spiral turnout and with a cased opening to the right and left looking into the attractive living and dining rooms respectively. Wonderful light offered by many windows is truly an asset, further than this windows are placed in such positions that cross ventilation is accomplished in every room.



SECOND FLOOR PLAN



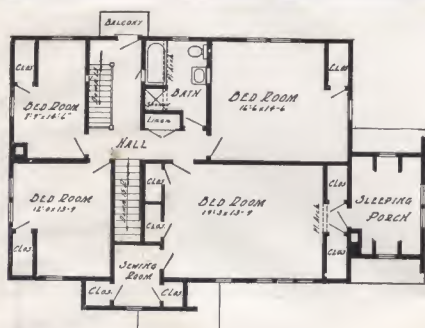
FIRST FLOOR PLAN



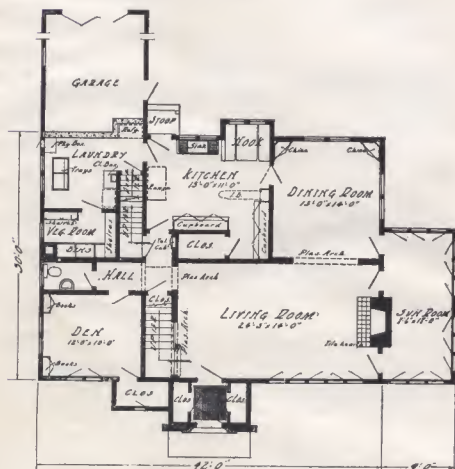
HOME BW-805

A Stucco Home of Unusual Treatment

Size: 42 x 30 ft.



SECOND FLOOR PLAN



FIRST FLOOR PLAN

BALANCE, proportion, and pleasing design characterize this home. Reproduced in color it would be a home that one could not well turn the page upon without careful study. Illustrated as it is here it is necessary to visualize the color effect, a warm tone of stucco, timbers, and wood trimming in a dark stain and a colorful variegated roof; all this emphasized with a well designed stone entrance would offer a very pleasing effect. In the plan the laundry and vegetable rooms on the first floor are an innovation and on second thought a clever idea in arranging things conveniently for the housewife. A den or study is one of those rooms we would like to have if it could just be arranged and in this home it is provided. As a thought for utilizing the spacious attic a stairway could lead up from the sewing room.

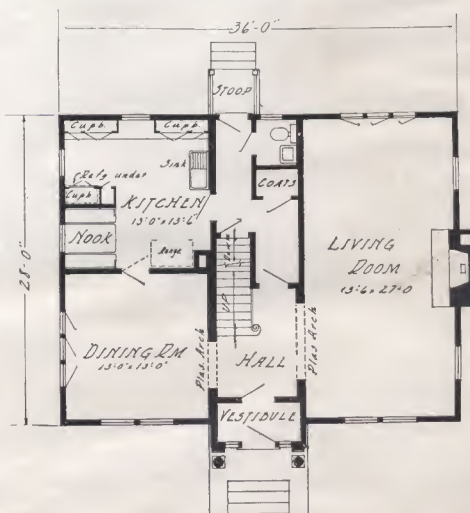
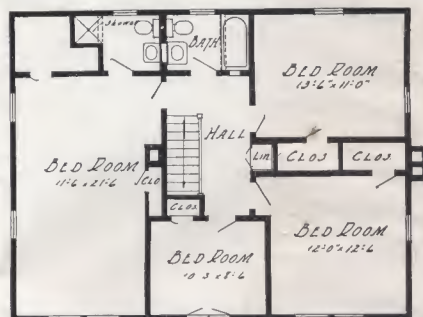


HOME BW-822

Massiveness Broken With Interesting Detail

Size: 36 x 28 ft.

THIS square stucco home is very attractive in design. Consider the possible color scheme of a subdued red tile roof, with cream color stucco, white trimming, apple green shutters, colorful ironwork, and brick to match the tile roof and your visualized effect will be beautiful in color harmony. The interior is well planned. Square unbroken walls are a delight to the planner of homes, the architect, and the home builder profits in receiving unusually good design. Note the first floor lavatory, the spacious kitchen with a built-in breakfast nook, the decorative possibilities of the living room, ample wall space, and well placed window openings. On the second floor are four bedrooms with plenty of closet space and two baths, one containing a shower and the other a tub bath.





BW-1146

Breakfast Nook

AS THE mantel is the center of the home in the evening, so is the breakfast nook the center of the home at meal time. It is true that many homes have dining rooms attractively furnished but the convenience and the coziness of the breakfast nook is missing in the dining room. As a practical convenience there can be

nothing in the home that will save more steps and unnecessary labor. "Bilt-Well" nooks are well designed and well constructed; the application of an attractive paint combination accentuates their beauty. The large catalog of "Bilt-Well" millwork suggests other designs equally attractive which will fit into your plans.

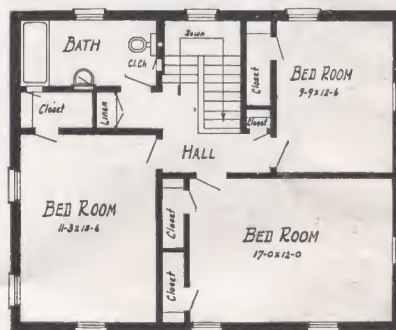


HOME BW-817

English Colonial Design In Brick Veneer

Size: 32 x 26 ft.

THIS is an excellent plan, with very little waste space. You have a large living room with a colonial fireplace and with French doors opening onto an open porch. The entrance hall is quite spacious and provides for a visitors' coat closet. Under the seat in the entry is a place for rubbers, etc. The dining room is conventional. The kitchen shows the result of studious planning with its broom closet, ample cupboard space and breakfast nook. It gives to the housewife a fine workshop. The upstairs has three bedrooms, two of them large and the usual bath room. There is plenty of closet room, with a linen closet and service closet in the hall. You will note there is cross ventilation in each bedroom. This home is true to style and architecture, and anyone building it need never fear for its authenticity.



SECOND FLOOR PLAN



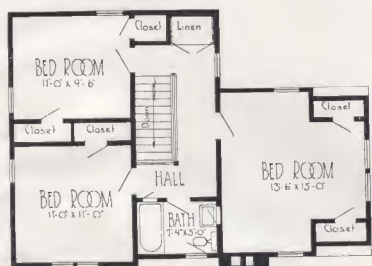
FIRST FLOOR PLAN



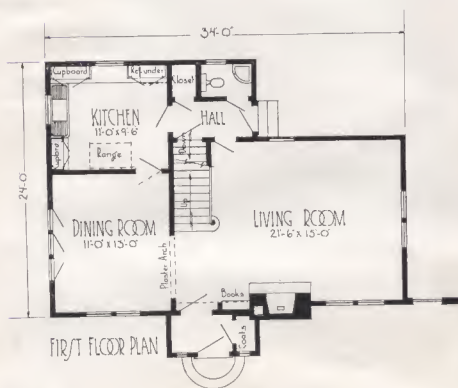
HOME BW-821

Extremely Picturesque Yet Practical

Size: 34 x 24 ft.



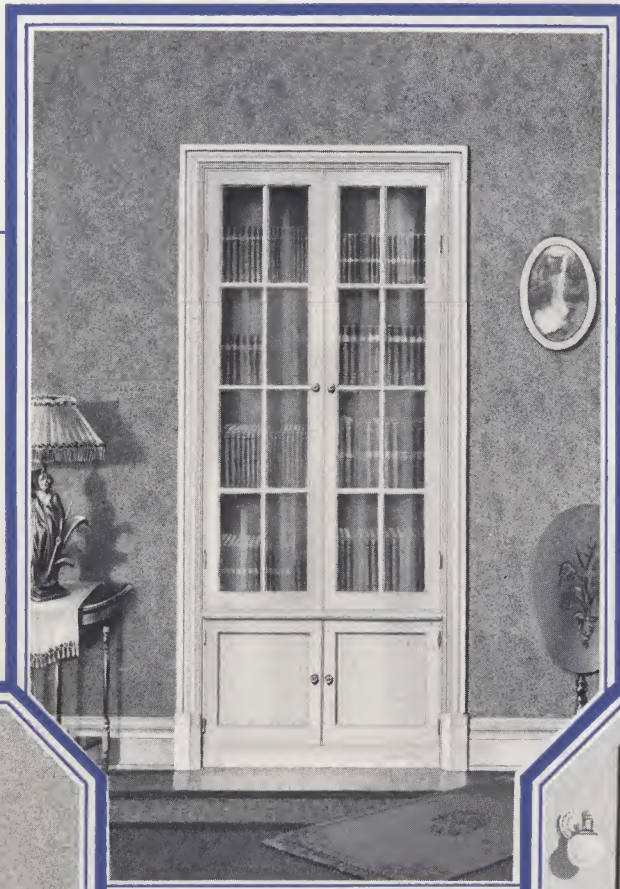
SECOND FLOOR PLAN



FIRST FLOOR PLAN

IT SHOULD not be hard to convince the reader that this home is the result of specialized architectural planning: many different designs being milled over before we were satisfied. The time spent, we honestly believe, was well worth while. There is that distinctive "Englishy" appearance so much desired. It is surprising the interest this design of home will create, as it looks much larger than it really is. The interior arrangement is fully up to one's expectations after viewing the exterior. The living room, with its stone fireplace, the open stairway and the plaster arch entering the dining room, makes a very attractive impression—this arrangement being wonderful for entertaining. A home of this type, of course, contains a toilet on the first floor. There is a closet in the vestibule. A splendidly arranged kitchen and 3 bedrooms and bath upstairs complete a layout that will be difficult to improve upon.

Artistic Cabinetwork



BOOKCASE BW-1141



BW-1144



BW-1098

ILLUSTRATED on this page are items of cabinet work that should be placed in the home to give that finishing touch of convenience and beauty of design. The designs that are shown are meant to be suggestions. These designs may not be in keeping with the type of architecture you have chosen for your home, accordingly, we refer you to the large catalog of "Bilt - Well" Millwork which illustrates a wider selection of cabinet work designs.



CORNER CABINET BW-1010

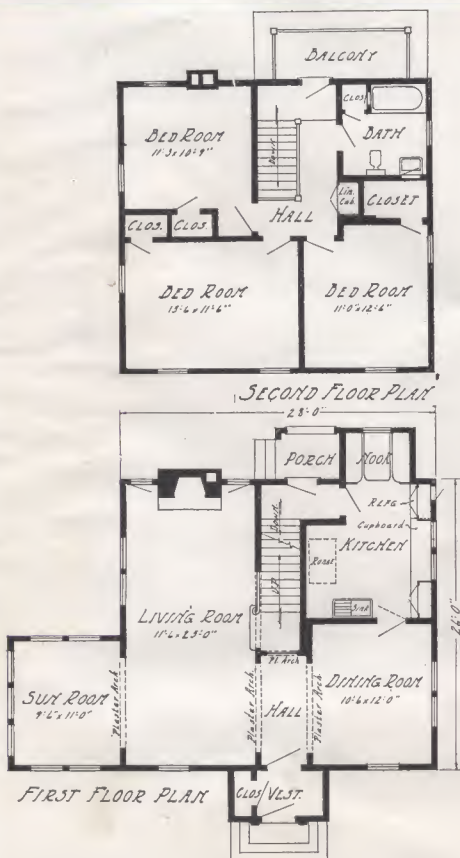
ATTRACTIVE cabinet work is really the foundation of interior beauty. Usually the color and pattern of the wall paper and paint finish are given the most careful thought. Either of these items are secondary, in that they are rather flexible items that can always be changed. Millwork is the permanent furniture of the home. It should be chosen very carefully to assure the selection of designs that are in proper proportion and harmony with the room into which they are to be placed.



HOME BW-825

Well Chosen Colors Enhance the Home

Size: 28 x 26 ft.



MOST of us want something different here and there to relieve plainness. Here it is accomplished in an economical way. A brick base, combined with the tile roof on the entrance and sunparlor, and green painted shutters give the necessary color which makes this house stand out so well. A square type house generally gives you full use of all the space. There is a coat closet in the vestibule and three pretty plastered arches in the hall. The living room is long, with a fireplace and bookcases at one end and with a pretty stairway with spiral turn. The conveniently arranged kitchen has plenty of cupboard space and a breakfast nook. There is cross ventilation in each of the three bedrooms. The bathroom plan permits of a towel closet, which will be appreciated. The balcony above rear entry porch is convenient for airing out clothes.



HOME BW-840

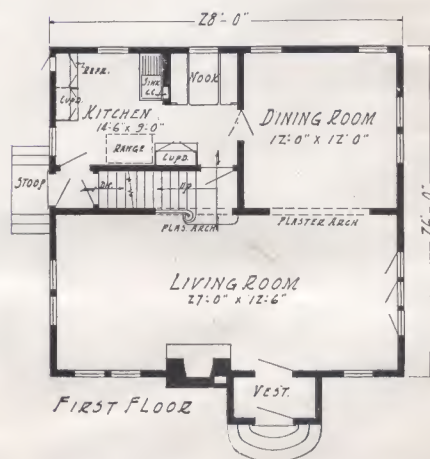
Something Different of English Character

Size: 28 x 26 ft.

IF SOMETHING attractive, yet different, is wanted, we would recommend this design to you. The combination of a stone trimmed chimney and doorway in front lends to this home quite a little distinction. The peak heads match up perfectly and contribute much to the general English effect. The living room is extra large and will appeal to many. A fireplace of stone trimmed to match the outside is suggested to retain the home's individuality. A pretty stairway with its spiral rail and round tread leads upstairs, with a door from the kitchen for easier access. Breakfast room between dining room and kitchen is correctly placed. The kitchen is well equipped with cupboard space. There are three good size bedrooms upstairs and bath room. A service closet and linen closet in the hall amply take care of the average homeowner's needs.



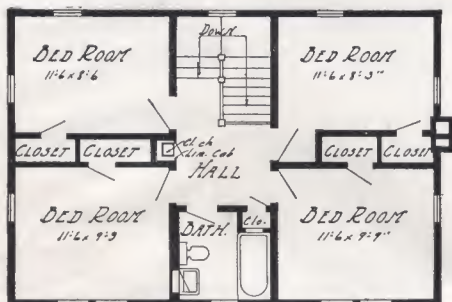
SECOND FLOOR



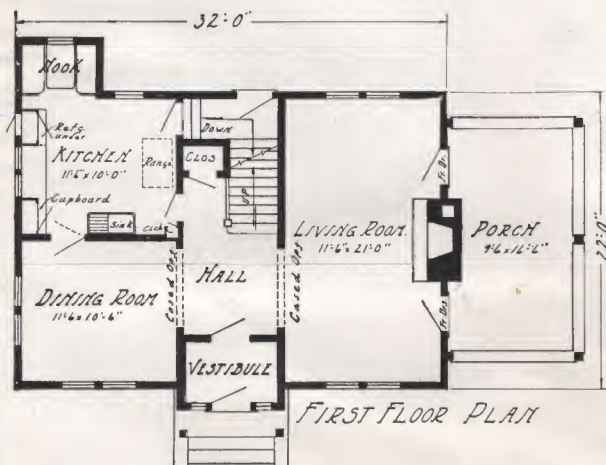
FIRST FLOOR



HOME BW-835



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Comfort Is Expressed In This Floor Plan

Size: 32 x 22 ft.

A ROOMY home of very nice proportions with nothing elaborate but very pleasing. The shutters are very effective and must never be omitted. The wide entrance hall has a coat closet at one end. The ideal size living room has a fireplace with French doors on either side leading to the open porch for summertime comfort. The housewife will like the kitchen with its abundant light and ample cupboard space. The breakfast nook in a home of this size is quite essential. The grade door in the rear is handy for outside entrance to the basement and the kitchen. Four bedrooms in a house are often sought not only by large families but by those that want an extra spare room, and in this home it works out very well. The clothes chute starts from the lower part of the linen closet in the hall.

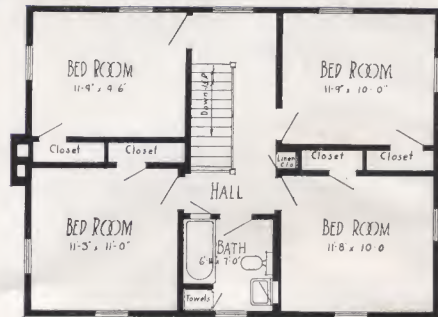


HOME BW-838

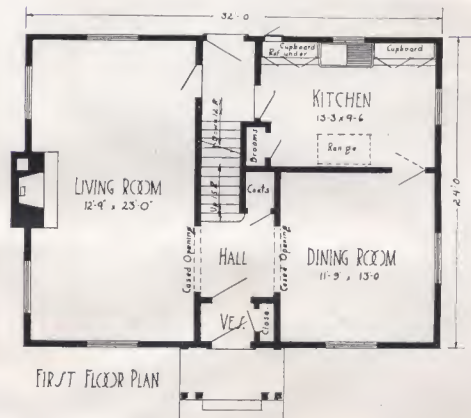
Four Bedroom Colonial In Shingle

Size: 32 x 24 ft.

THE simplicity of this home is its chief charm. One must admit that there is nothing new or striking to the design, yet you cannot call it plain. As a city or country home, or a home on the farm, it breathes a homey atmosphere. This is the type of home that stays in the family for generations. The shutters on the windows are a vital part of the design and should never be omitted. Do not substitute large columns for the pair of slender ones shown in the illustration, because more than often, just such a delicate touch in the architecture of the home, if changed, will spoil the effect. You have the conventional layout of large living room, dining room and kitchen, with four bedrooms and bath on the second floor. Housewives will appreciate the generous closet space on the first floor, and the well designed kitchen.



SECOND FLOOR PLAN



FIRST FLOOR PLAN



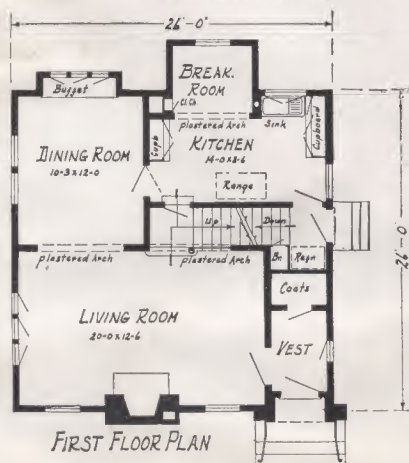
HOME BW-830

Blending Color With Good Architecture

Size: 26 x 26 ft.



SECOND FLOOR PLAN



FIRST FLOOR PLAN

A MODERN type, which is well worth considering. Not far fetched either, the English effect being obtained with very little extra expense. The chimney in this design, being in front, stands out as one of the architectural features. The rounded doorway, the trimming in stone and the peaks give that quaint English effect, which is now quite popular. Plenty of shrubbery and a background of trees enhance the appearance of this home considerably. The floor plans show a layout of merit. The living room across the front is of comfortable size. The stairway with its plastered arch leading off the living room will make a pretty picture. The dining room is of ordinary size and provides for a buffet in a recess with casement sash above. The kitchen with its breakfast room attached is well furnished with the necessary built in conveniences that a housewife demands. You will notice a closet for brooms or storage has been arranged for on the basement stairs. There are three bedrooms upstairs, each of a good size, with bath, and a roomy linen closet.



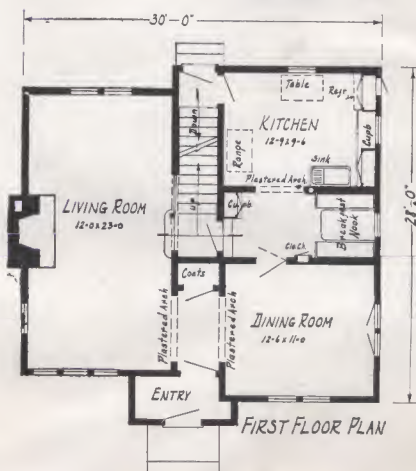
HOME BW-870

This Shingle Home Lends Itself to Attractive Coloring

Size: 30 x 28 ft.

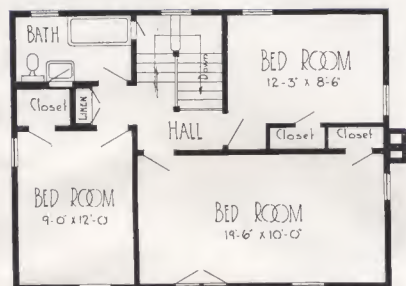
THE design is not common and yet there is nothing extreme about it to increase the cost. There is an undeniable appeal in this moderate size shingle home, with its gable in front and entrance to match. Its interior is just as inviting. There is a long living room with fireplace. A combination stairway with its spiral rail and balusters shows up to big advantage without taking into consideration its great convenience. There is a very essential coat closet in the hallway. The kitchen is larger and permits different workable arrangements. Between the dining room and kitchen is a breakfast room, which is sometimes preferred to a breakfast nook. Upstairs, we have three bedrooms, bath, and linen closet, with an abundance of closet room. This home is exceptional in that it contains so many features for its size.

This is an attractive modern home which is very practical.

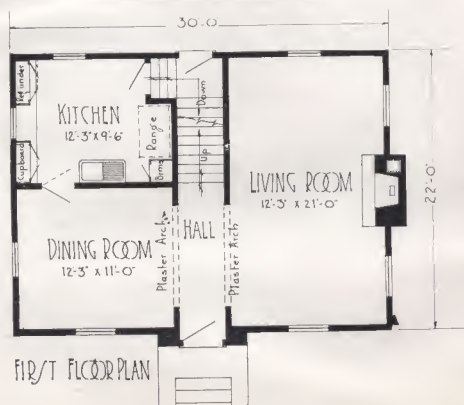




HOME BW-843



SECOND FLOOR PLAN



FIRST FLOOR PLAN

A Pleasing Colonial Design In Shingle

Size: 30 x 22 ft.

SHINGLES are being used in place of siding in many instances and with very much success. With some types of architecture, shingles are more attractive. This home is of a conservative size and suitable for the small family. The popular long living room with fireplace on the side, and with a goodly amount of wall space, features the downstairs. It is evident that this room will be very popular as its arrangement is splendid for entertaining. We would suggest extending the vestibule in front to include a coat closet. Upstairs, we have three bedrooms, one extremely large, with ample closet space. Shingles stained silver gray, light brown or white, will make this home show up to best advantage. The design is truly colonial and should be well landscaped to get the proper setting. Wide siding could be used instead of shingles, and still obtain a very attractive result.

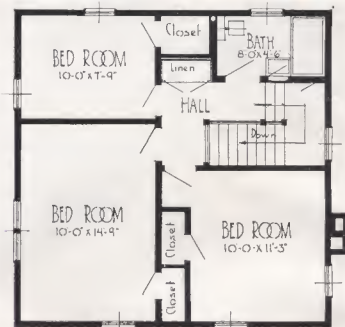


HOME BW-844

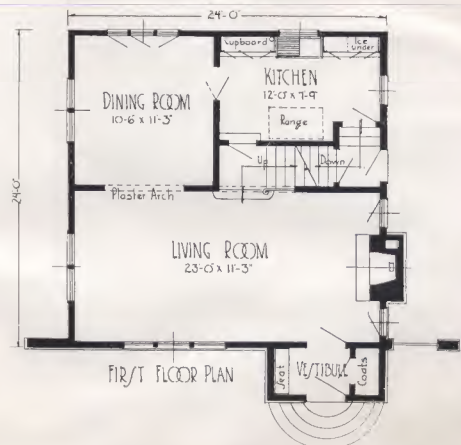
Cleverly Designed Small English Type

Size: 24 x 24 ft.

THE familiar conception of an English Type home is one of intricate and difficult construction, with peaks predominating. To obtain a somewhat similar effect, with a minimum of labor and expense would be an accomplishment, and in the home pictured above, our architects have achieved a very pleasing result. The ornamental gate on the right reveals the clever touch of a master craftsman. A bay window in place of the straight window in front is a suggestion to those who would still desire more of the English effect. The interior shows an excellent layout in a home of this size, with large living room, well lighted dining room, and a kitchen designed for the housewife's comfort. The stair leading upstairs from the kitchen should not be overlooked. On the second floor there are three bedrooms and bath, with plenty of closet space.



SECOND FLOOR PLAN



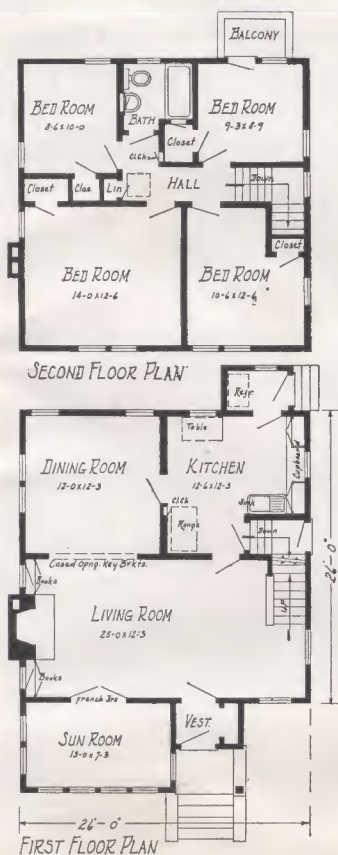
FIRST FLOOR PLAN



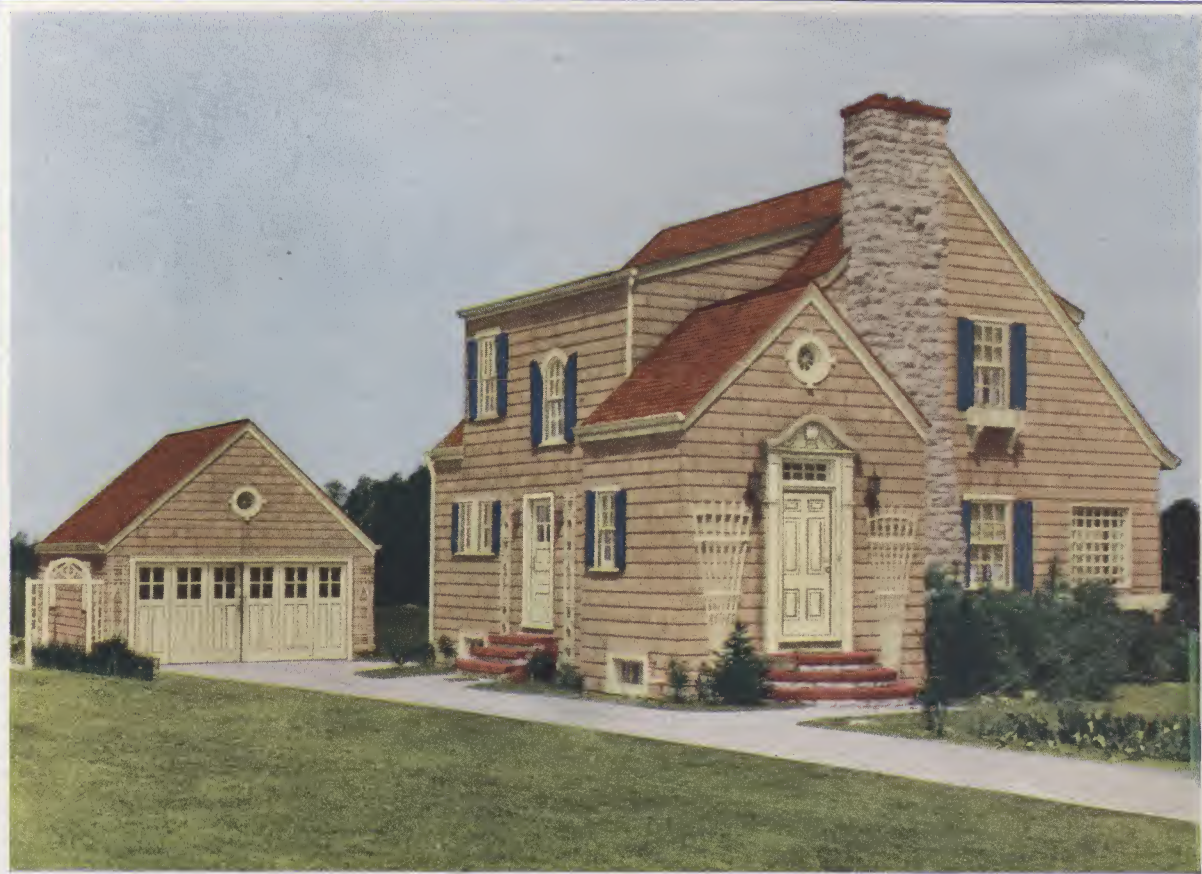
HOME BW-855

Four Bedrooms In the Popular Square Type

Size: 26 x 26 ft.



A SQUARE type of this design is always in style and will always be popular. There is an atmosphere of stability about it which has its appeal to many. It contains all the essentials for home convenience. A handy coat closet is seen in the vestibule. There is a full-length living room across the front, with an open stairway assuring a pretty picture on one end. There is a fireplace on the other end with bookcases on each side. A good sized sunroom is entered through a pair of French doors. The dining room is roomy and well lighted. Upstairs, there are four bedrooms and bath. A linen closet is accessible from the hall, and there is closet space in each bedroom. A balcony leading off one of the bedrooms is ideal for airing out clothes, etc. This home would look equally as well in siding.

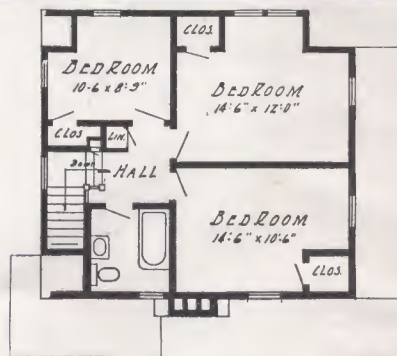


HOME BW-887

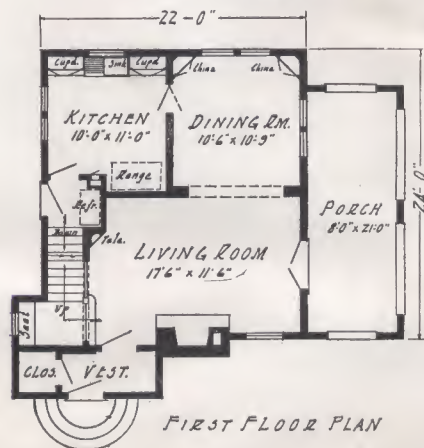
A Study in Shingles and Color Harmony

Size: 22 x 24 ft.

THIS home has been photographed from a rather unusual angle for the purpose of showing the garage which seems to be a part of the general architectural style. In its actual setting this arrangement was very attractive. A hedge running along the driveway in the foreground was eliminated because it shielded many of the details of the home. This is a type of home where either one of two sides might be called the front. The side of the home which has the porch is very attractive with a large sweeping roof that extends over the porch broken with a large dormer practically the entire depth of the house. The exterior details, the coloring, and the convenient floor plan are all in very good taste. It is a home in the book that should receive very careful consideration when a choice is being made.



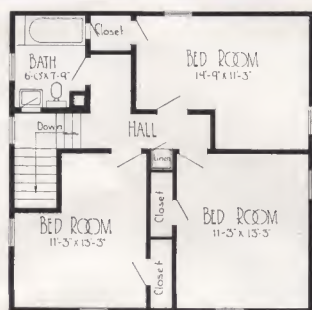
SECOND FLOOR PLAN



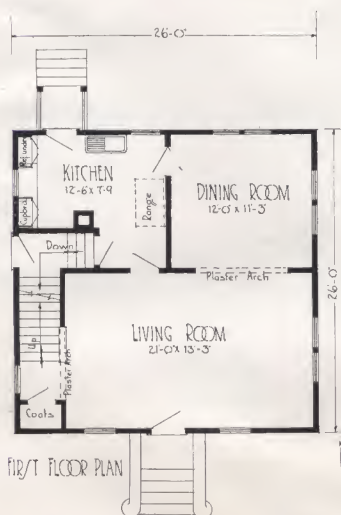
FIRST FLOOR PLAN



HOME BW-856



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Trim, Economical Square Type Stucco

Size: 26 x 26 ft.

SQUARE houses are always economical to build due to the ease of construction. Generally in this style of home, all waste space is eliminated. It is an accepted fact that a square house gives you more value in actual living quarters than any other type of home.

The home pictured is of a modest size, with no frills, and was especially designed to offer to the prospective home owner, the most house possible for the least outlay. Although finished in stucco, you can readily visualize that the change to siding could be easily made.

We have carried the economy inside the home, to utilize every inch of space. The living room boasts no strikingly unusual features, but it is a comfortable size. Putting the stairway on the end permits of a handy coat closet. For those who desire a fireplace it could be easily added. In all three bedrooms, you will notice there is cross ventilation, and ample closet space.



HOME BW-865

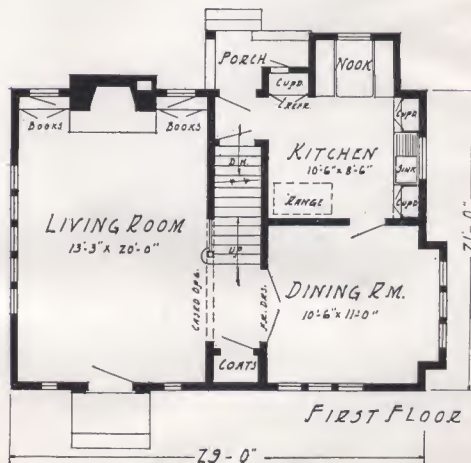
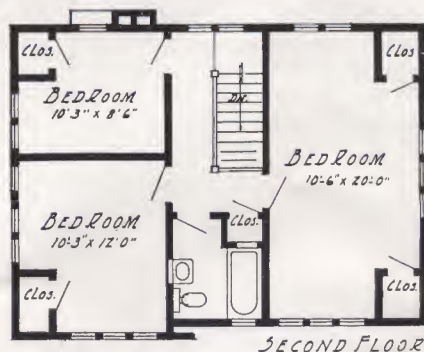
A Roomy English Half Timber Home

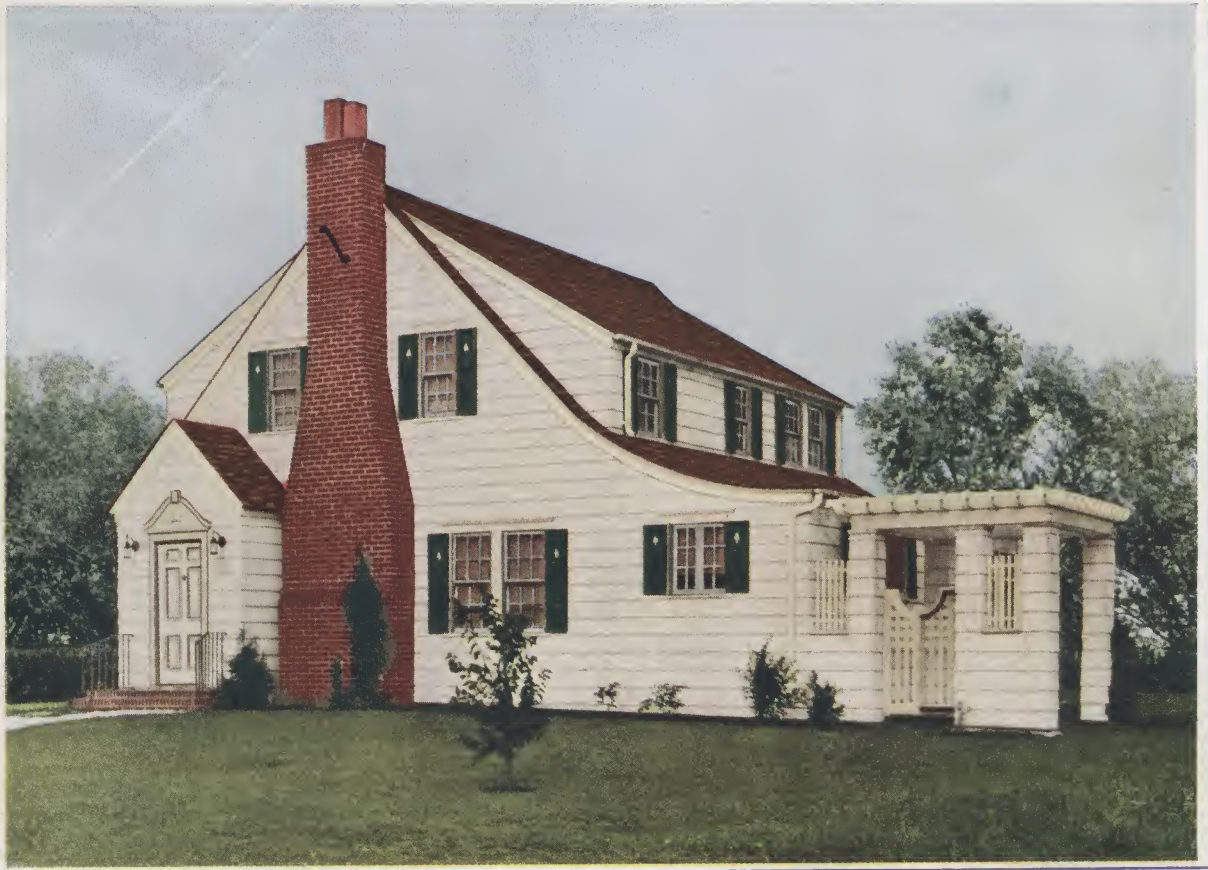
Size: 29 x 21 ft.

THIS home arrests the attention of anyone seeing it. The combination of brick, stucco and half timber has been very skillfully worked out. The arched doorway trimmed in brick stands out prominently. In fact, the whole architecture of the home speaks for individuality. This design looks larger than it really is, which is quite a big factor in itself in the selection of a home.

The living room in this home has its fireplace in one end, with bookcases on either side. Notice how cleverly the coat closet has been worked in. The dining room has a recess for a buffet and is well supplied with windows. The kitchen with its breakfast nook is of a size most desired by housewives, and is equipped with the necessary cupboard space.

The upstairs contains three bedrooms, one extra large. There is the usual bathroom and linen closet.

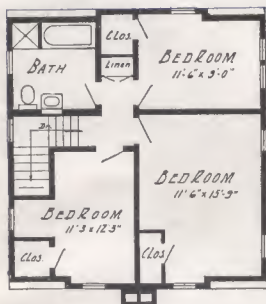




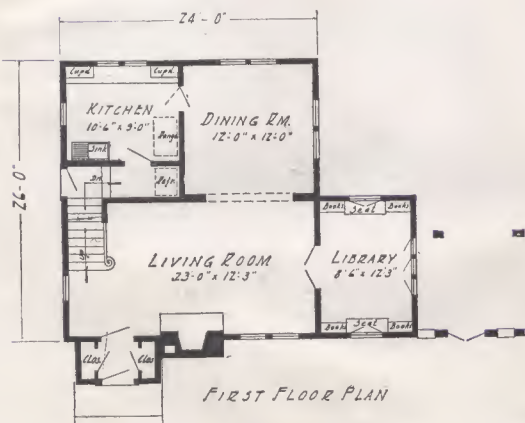
HOME BW-875

Sweeping Lines Suggest Restfulness

Size: 24 x 26 ft.



SECOND FLOOR PLAN



FIRST FLOOR PLAN

HERE is a home with an exterior of rather unusual design. In type it is more or less an interpretation of the Dutch Colonial. There are many little details that could be changed to possibly make the design a little more pleasing to the individual home builder. As an instance, the pergola effect at the right could easily be transformed into a porte-cochere over the driveway to the garage. The chimney may have more of an appeal constructed of stone. In the interior there is little left unprovided for in the accomplishing of comfort and convenience. The library is a feature of this home; visualize the beautiful interior effect with the French doors thrown open. The kitchen is conveniently arranged. On the second floor the bathroom provides both a shower and tub bath and three well arranged bedrooms with ample closet space are provided.

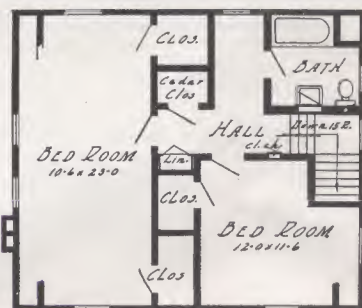


HOME BW-877

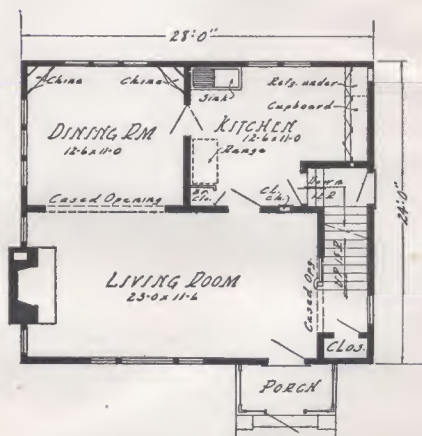
Color and Good Design Well Harmonized

Size: 28 x 24 ft.

AGAIN the Dutch Colonial in an attractive combination of colors, good proportion, interesting details, and economically constructed. In overall dimensions this home is comparatively small, yet its appearance is sizable and its arrangement admirable. If more bedrooms are desired, the same type of home could no doubt be easily made in a somewhat larger home, possibly 34 ft. in width which would permit four bedrooms where there are now two. In this particular case, the shingle exterior will likewise prove economical. In all it could well be considered a very good home and a very good design for the cost that would be involved. Special attention is drawn to the abundant closet space on the second floor and, also, the very roomy and well arranged kitchen which has space for a kitchen or breakfast table next to the sink underneath the windows.



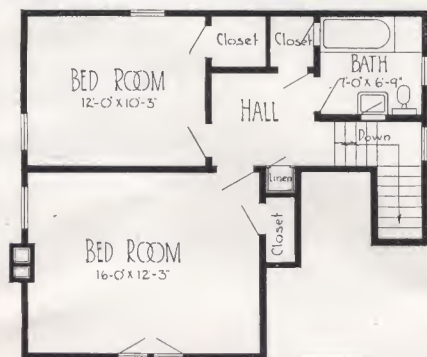
SECOND FLOOR PLAN



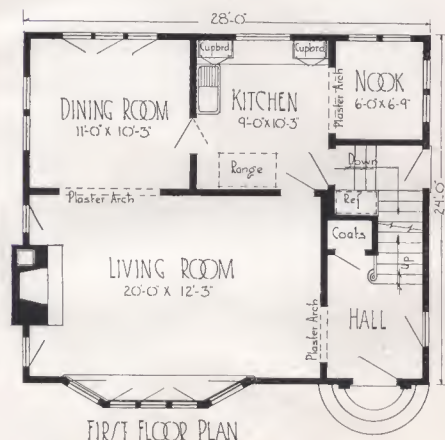
FIRST FLOOR PLAN



HOME BW-861



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Charming English Cottage Home

Size: 28 x 24 ft.

WHERE beauty in an exterior is asked for, we unhesitatingly recommend the home pictured above. The type is simon pure English Cottage.

The bay window should be built as shown, with a gentle sweep in the roof. A trowelled stucco effect blends in with the general appearance. The circle entrance is part of the decorative scheme, and should not be changed.

This is not a large home, but it contains all the essentials that make a home comfortable. The bay window, with its broad seat, is coming back into favor, and can be made one of the beauty spots of the home. There is a large living room with handy coat closet in the hall. The plan shows a breakfast room, which with its four windows will be very pleasant. There are two bedrooms and bath upstairs, with plenty of closet room.

For this size and type of home, we consider that a splendid layout has been planned.



HOME BW-863

Good Example of the Modified English Type

Size: 24 x 24 ft.

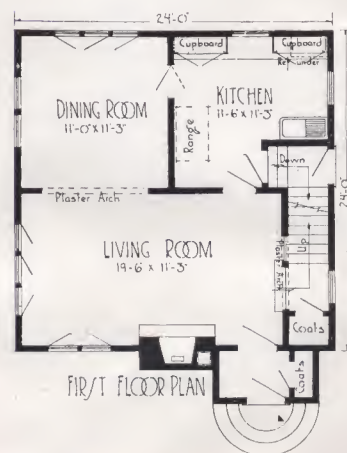
THE popularity of the English type home is gaining rapidly. The trend nowadays in houses, like in everything else, is for something different. Many homes of this type call for additional outlay, due to the extra labor involved, but in the home illustrated above, the size has been kept down to a minimum without destroying the design, or the livability of the interior. The popular chimney in front is not only one of the features of the design, but also enables you to secure a living room that has the correct balance, with the fireplace where it should be.

The interior permits more room than you would expect of this type home in so small a size. There are three bedrooms and bath upstairs, with linen closet in the hall.

A trowelled stucco treatment is very effective on a home of this design; the additional cost being slight.



SECOND FLOOR PLAN



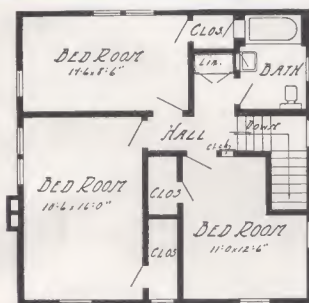
FIRST FLOOR PLAN



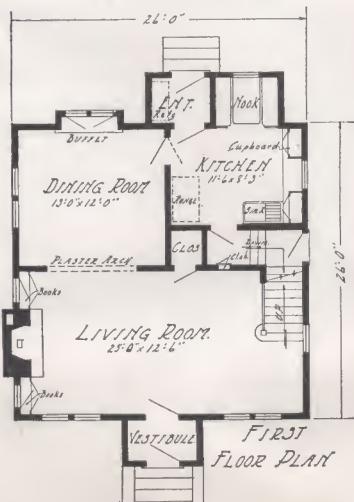
HOME BW-845

The Square Type With Individuality

Size: 26 x 26 ft.



SECOND FLOOR PLAN



FIRST
FLOOR PLAN

AN ADAPTATION from the ordinary popular square type of home with the exception that a few little frills have been added. This home is easy and economical to build. Individuality is added by the plaster panels over the windows and the ornamental ironwork. The living room extends across the front, with bookcase and fireplace arrangement on one end, and stairway on the other end, suggesting economical use of space. A recessed buffet shows well in the dining room, which is of good proportions. A rear entry takes care of the refrigerator. Although small, the kitchen is very convenient and has a breakfast nook. Entrance to the basement is from either the kitchen or grade door. The three bedrooms have large closet space in each. A bath room and roomy linen cabinet practically take up all the room left; no space has been wasted.



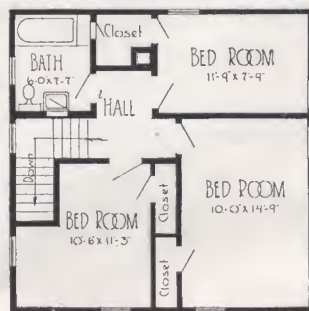
HOME BW-846

Sensible Well Planned Practical Home

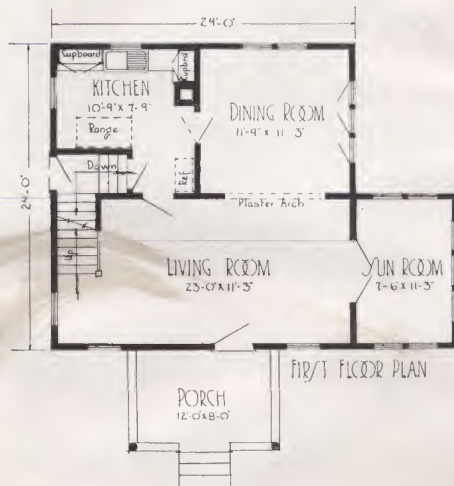
Size: 24x24 ft.

THIS design of a square type home shows a conventional layout, but where a bedroom downstairs is desired, we would suggest using the floor plans shown on page 30. This is an excellent plan, which takes a little wider lot than usual, unless you build on a corner lot and face the house the other way. It is a plain type, but the sunparlor on the side produces a wider appearance, and helps to modify the square effect. It is a clean cut sort of home, such as is sought by many who do not care for anything but a straight American style, that can be built at a reasonable cost.

There is a long living room and sunparlor separated by a pair of French doors, with an archway taking you into the dining room. The kitchen is well planned, very compact, and a great step saver. The refrigerator is placed in the hallway leading to the basement and the grade entrance. Upstairs there are three bedrooms, each with good closet space.



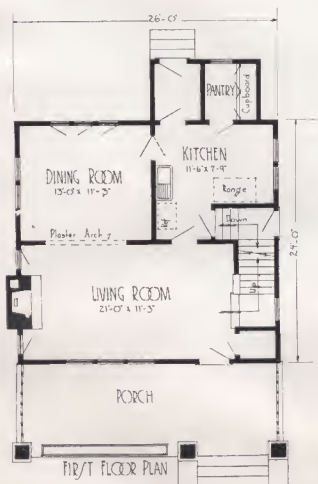
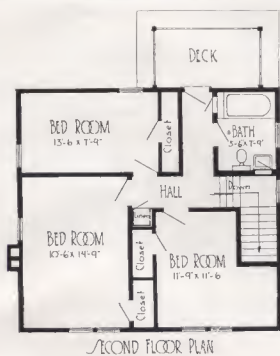
SECOND FLOOR PLAN



FIRST FLOOR PLAN



HOME BW-849



Sensible and Economical Square Shingle

Size: 26 x 24 ft.

A PORCH should be a part of every home, whether it be on the front, back or side. It is a vital part of the home, especially during the hot season, and when glazed in, furnishes protection from the cold during the winter.

This square, colonial type of house, pictured above, is still very popular. As a variety, shingles have been used instead of siding, and the change is rather pleasing.

The interior shows the conventional large living room, dining room and kitchen downstairs, with grade entrance. The pantry if not wanted, can easily be omitted, and the cupboard placed in the kitchen. There are three bedrooms and bath upstairs, with a service deck over the pantry.

With a few minor changes, this home would be ideal for the farm. It is a sensible type, economical to build, and contains all of the essentials for a comfortable home.



HOME BW-851

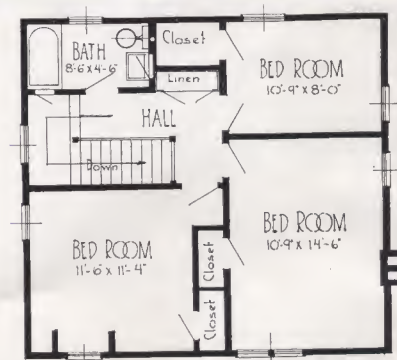
Interesting Variety of English Type

Size: 26 x 24 ft.

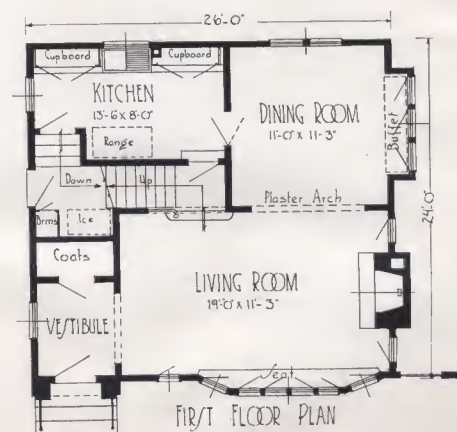
A BAY window in the front of a plain design of home, will make a world of difference in its appearance, but include the bay window in a design that already shows good architecture and the combination, as you will notice, is very attractive. This is another variety of the English type, with entrance on the side, and fireplace on the end.

The floor plans show a well planned interior. The large vestibule, with large coat closet will be appreciated by many. The living room, with the wide bay window seat, fireplace on one end, plastered arches, and stairway with spiral turn, affords the housekeeper great possibilities in furnishing and decorating, and should make a wonderful showing. Access to upstairs is from either the kitchen or the living room. There are three bedrooms, with good closets.

This design will give you a very attractive, roomy home at a reasonable cost.



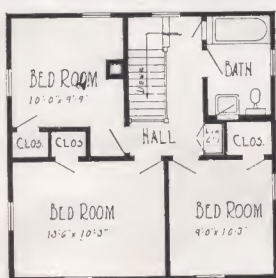
SECOND FLOOR PLAN



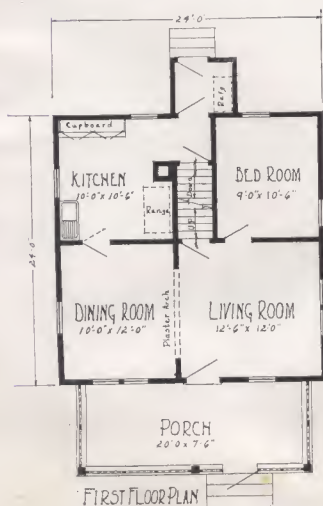
FIRST FLOOR PLAN



HOME BW-853



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Simplicity and Economy, Plus Comfort

Size: 24x24 ft.

A plan book would not be complete, it would not serve its purpose, if we did not include some designs that have been favorites in the past. The square type home, of siding, has always been popular and will continue to be for many years to come. It is an inexpensive home to build, and provides a maximum of space without waste. The home shown above is of moderate size, compact, and can be built on a narrow lot.

An ideal porch extends across the front of the house. The living and dining rooms separated only by an archway appears like one big room. A pantry could very easily be added to the kitchen if so desired. The bedroom on the first floor is a necessity in some homes, especially where there are aged people. Upstairs we show three bedrooms, bath and linen closet. For a home on the farm, with a few slight changes and additions this design would meet most requirements.

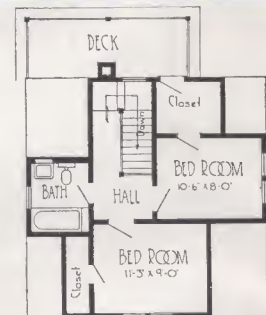


HOME BW-854

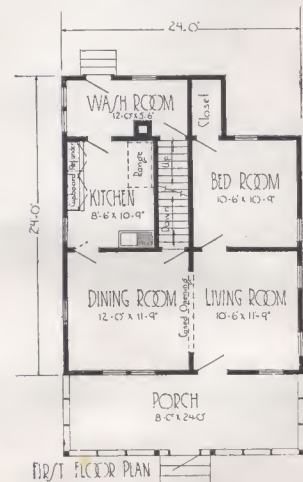
Economical, Roomy and Practical Farm Home

Size: 24x24 ft.

YOUR choice of a home should not be determined alone by the exterior appearance, although this is a big factor. Very often the interior layout that is wanted, will change the appearance of the exterior considerably, and were we to make a choice, we would be influenced by the comfort we would derive from the room arrangement. This is another design that provides for a bedroom on the first floor, and a wash room in the rear attached to the kitchen, which in some homes, especially on the farm, is almost indispensable. Although not a large home, it is planned to use up all available space, and give you most of the conveniences found in much larger homes. The living and dining rooms are separated only by an archway, and appear as one large room. The kitchen is not very large but is well planned for efficient work. Upstairs there are two bedrooms, bath and plenty of closet space.



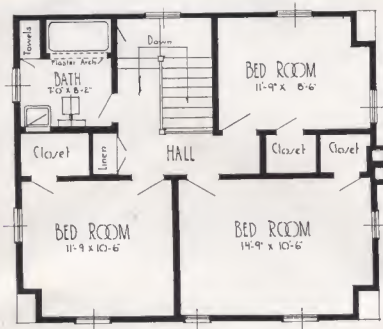
SECOND FLOOR PLAN



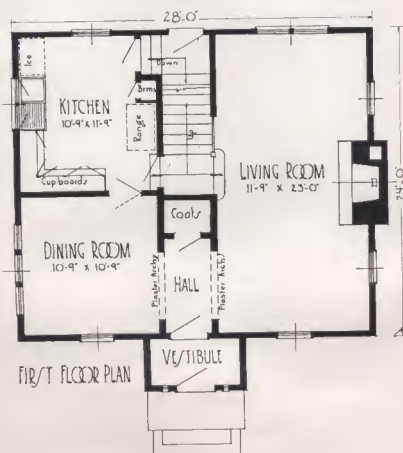
FIRST FLOOR PLAN



HOME BW-858



SECOND FLOOR PLAN



FIR/T FLOOR PLAN

A Compact and Roomy Dutch Colonial

Size: 28 x 24 ft.

THE low general lines and overhanging eaves of the Dutch colonists are carried out in this design. It provides a compact plan and is ingenious in the logical placing and size of rooms in relation to each other. This type of home has always been attractive as there is a quaintness to it that cannot be overlooked. Its proportions are correct and its appearance is true to style.

The interior arrangement is designed to give you the benefit of every inch of space. A convenient coat closet is found in the front hall. The living room should be attractive, with fireplace on one side, and open stairway on the other. To the housewife that desires plenty of cupboard space, the kitchen will have its appeal. Upstairs there are three bedrooms, with a good closet in each and a linen closet in the hall.

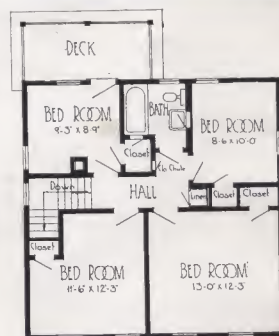


HOME BW-859

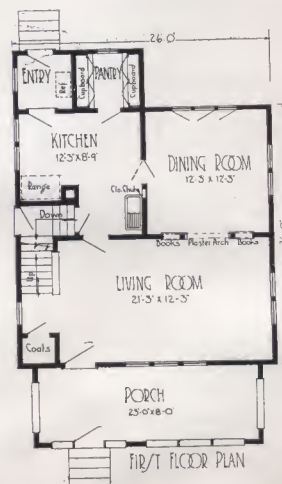
Practical Square Type Well Planned

Size: 26 x 26 ft.

MEDIUM sized, economically built homes are popular, and always in demand. This design is plain, but not severe, and features a porch extending across the full front of the house. A good sized living room shows very good arrangement of windows and wall space, making the housewife's furnishing problem easier. The closet on the stairway could have a mirror door, which would be appreciated. There is a well lighted dining room, and a serviceable kitchen with pantry. The entry to the basement is through a grade door, with access from the kitchen. The upstairs provides for four bedrooms, each of respectable size, with good closet space. There is also a linen closet in the hall. We would draw your attention to the deck, reached from a door in the rear bedroom. This feature will be welcomed by the majority of housewives.



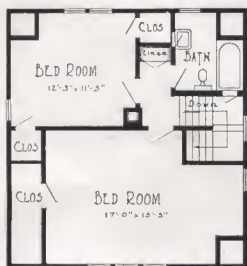
SECOND FLOOR PLAN



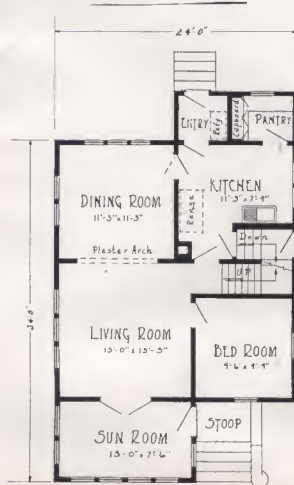
FIRST FLOOR PLAN



HOME BW-866



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Excelling In Its Appeal for Simplicity

Size: 24 x 34 ft.

THIS is an excellent home for those who are fond of plain simplicity; that do not care for the modern trend in period architecture, but who are more particular about what the interior gives them in home comfort and conveniences. It is a standard type of construction, and is economical to build. The interior plan provides for a welcome addition of a bedroom on the first floor, that many purchasers of houses already built, seek for in vain. There is a comfortable sunroom in the front of the house. You enter the living room through a pair of French doors, and the dining room is seen beyond, with three windows giving you a view of the landscape in the rear. The kitchen includes the popular pantry, with convenient enclosed entry. Upstairs there are two bedrooms, bathroom, and ample closet space. The main part of this house is only 24 by 26 ft., but provides for an arrangement that will be ideal for farm use.

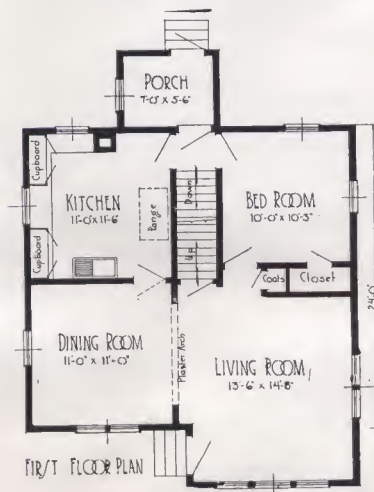
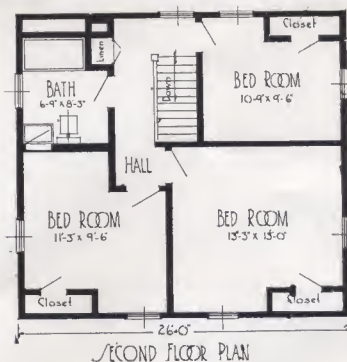


HOME BW-869

Combining Comfort and Convenience with Low Cost

Size: 26 x 24 ft.

IN CHOOSING a home, bear in mind the locality you are building in, and its environments. Whether in the city, town or farm, each locality demands certain requirements not necessary in the other, or vice versa. The home illustrated above was designed for a particular owner, who desired above all things, a bedroom on the first floor and who wanted to keep the cost down to a minimum. This design can be built very cheaply, as there is nothing difficult or intricate entering into the construction, and yet it can be just as much "home" as another design costing considerably more. The porch on the rear is sometimes indispensable, and will be used to good advantage. This is a compact layout, with living room, dining room, kitchen and bedroom on the first floor, and three bedrooms, bath and linen closet upstairs.

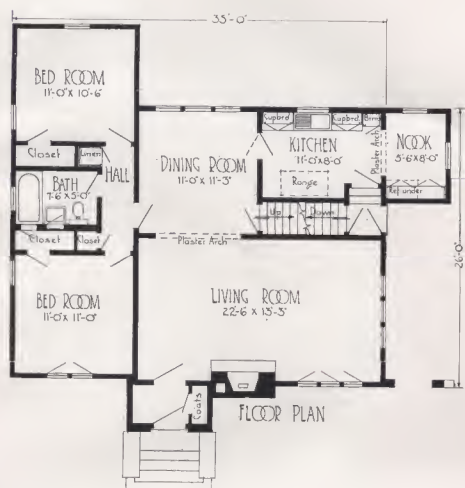




HOME BW-871

Beautifully Proportioned and Designed

Size: 35 x 26 ft.



SELDOM do we find a combination of exterior beauty and an ideal floor layout, that can give us more than this plan offers. Correct proportions are essential in good architecture, and in this design the proportions are excellent. The spacing of the windows, style of entrance, location of chimney, etc., show that the design has been worked out very carefully, and you are impressed with the thought that a very definite idea has reached its fulfillment. This design requires a wide lot, or you may build on a corner with the house facing the other way. The interior is very interesting, with the dining room in the center of the house. The living room will be very cheerful with its many windows and open fireplace. The kitchen is well planned for efficient housework, and shows breakfast nook adjoining. Two bedrooms, bath and linen closet complete a small home that will be very satisfying.



STAIRWAY
BW-1347
chosen at
random
from the
many at-
tractive
designs
in the
catalog of
Bilt-Well
Millwork.



MANTEL BW-1217



MEDICINE CABINET BW-1101 LINEN CASE BW-1103

THE illustrations on this page seem to accentuate the thought that woodwork is the background and the basis of successful interior decoration. It is easy to think of many attractive furnishings that would lend themselves

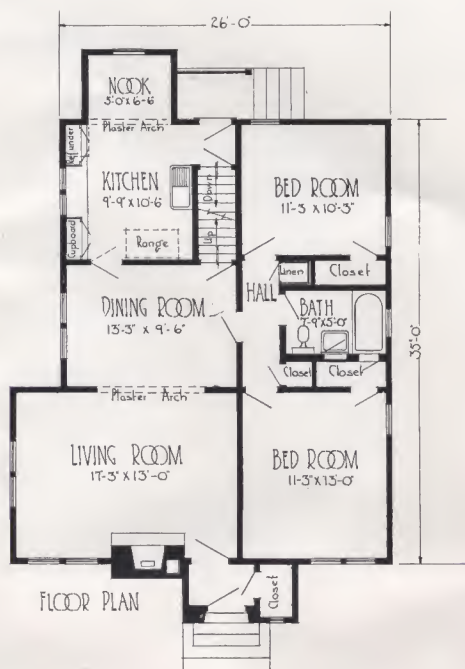
to this well designed woodwork but consider trying to furnish a homewhere the woodwork is ill proportioned. The interior of a home is built around the woodwork. Select the designs carefully. Proper interior designs enhance the beauty of your home.



HOME BW-873

Embodying the Essential Qualities of Home

Size: 26 x 35 ft.



OUR homes are becoming more and more the most vital part of our lives, in spite of the fact that our lives are becoming busier, and more cluttered and crowded. If we have less leisure it is all the more important that it be pleasant, and for this reason, special emphasis should be given to planning interiors that will be most comfortable—that will be a joy to live in. In this design, we have a well thought out plan, with an open fireplace in a living room that has plenty of room. The closet in the vestibule should be mentioned as this will be found very handy and convenient. The well arranged kitchen with breakfast nook attached will contribute much to the comfort of this home. There are two good sized bedrooms and bath and good closet space. A door from the dining room leads you upstairs, where there is sufficient room for two bedrooms later on, if desired.

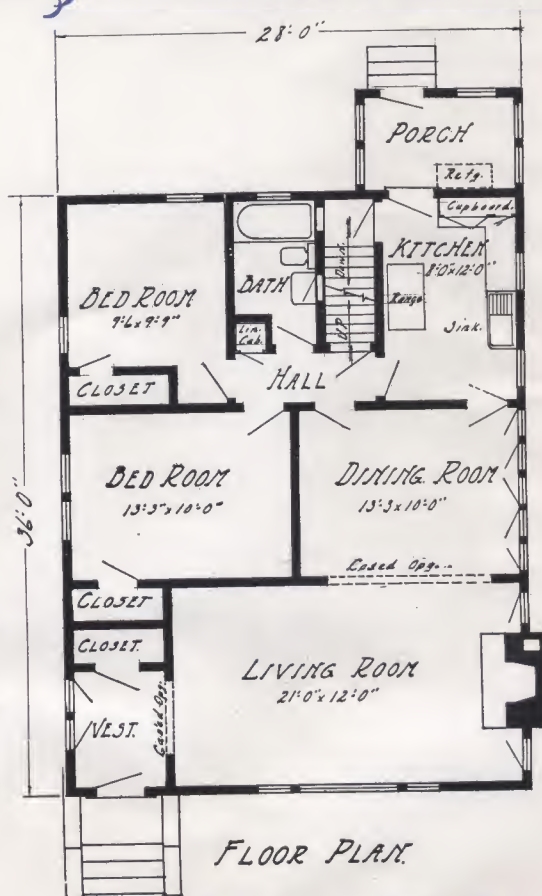


HOME BW-882

A Practical and Spacious Bungalow

Size: 28 x 36 ft.

THIS roomy home is not difficult to build, and represents the utmost in economy. Because there is no similarity between this design and the average semi-bungalow it will be preferred by many. The large triple window in front, graced with a flower box is very attractive. The long living room with its fireplace and book-cases lends itself to an excellent arrangement of furniture. The dining room contains five casement sash, taking up one whole wall, which is pleasingly different. There is a door from the dining room giving you access to the hall without going through the kitchen. The kitchen is of the long and narrow type that saves many steps. It has an enjoyable combination porch. Two bedrooms and bath with linen closet complete the downstairs. Upstairs there is room for an additional two bedrooms if so desired.

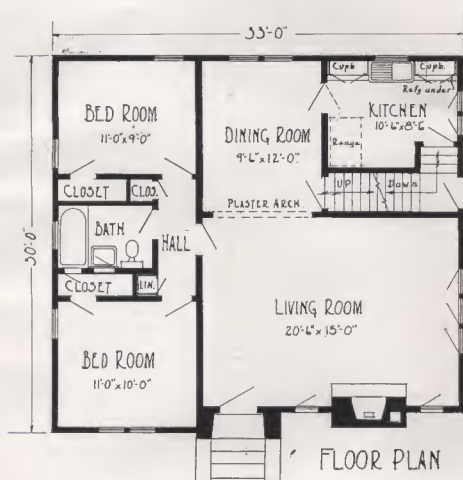




HOME BW-883

The Real Home Appeal Emphasized

Size: 33 x 30 ft.



CAN you picture this home as it will appear a few years from now? Vines growing up around the chimney, the entrance, and at the corners of the house, and the stucco mellowed with age, giving to it a color that no painter can paint. It is a home which will be softened, rather than coarsened by sun, wind and snow; one that requires little upkeep. It has an indescribable charm; an atmosphere which time alone bestows. It is beautiful in its plainness, and therein lies its biggest asset. It is not a design that you will tire of, nor will it go out of style rapidly.

The interior shows a well balanced living room with fireplace in the center, plenty of light, and a goodly amount of wall space for that luxury of the housekeeper—a change in the arrangement of the furniture. A compact kitchen assuring saving of steps, convenient grade entrance, central dining room, and two bedrooms, bath, and linen closet are more reasons why we believe this will be a real “home.”

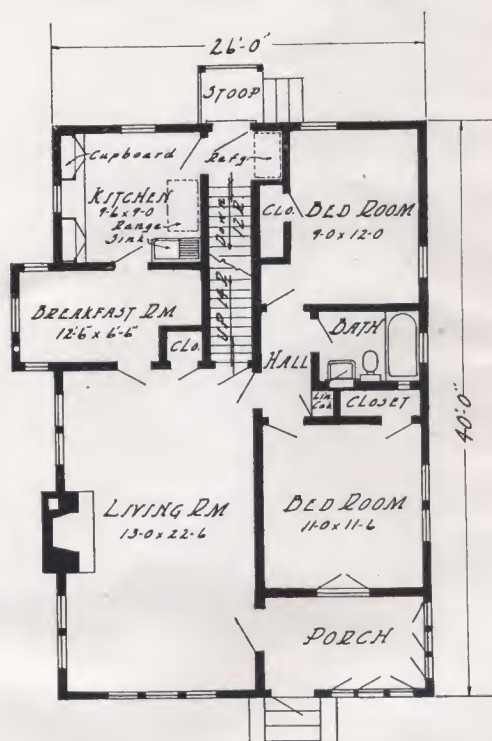


HOME BW-892

Truly a Popular Bungalow Type

Size: 26 x 40 ft.

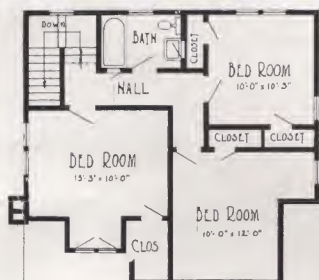
WITH snapped gable roofs, this has been a popular type of bungalow. It is truly a bungalow type home and a design that has been popular with many home owners. If this home were to be placed on a corner lot it would no doubt be advisable to carry brick around on the side elevation as well as the front. The floor plan is rather unusual showing a breakfast room rather than a full sized dining room. The home, however, could easily be deepened to permit a full dining room if it is considered more desirable. Two bedrooms with good size closets are provided downstairs and there is sufficient room on the second floor for two bedrooms and a small sewing room. The living room of this home is really very spacious and well laid out with abundant ventilation and wall space.



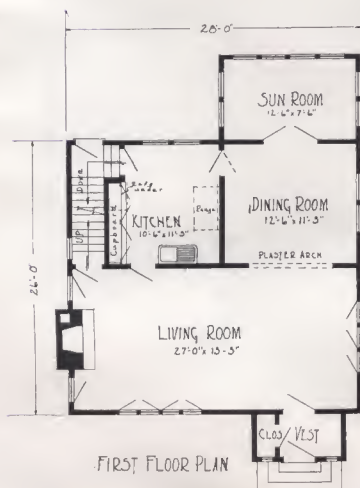
FLOOR PLAN



HOME BW-884



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Possessing An Air of Hospitality

Size: 28 x 26 ft.

THE selection of a home represents one of the most important decisions a family has to make. Every home has special problems and likewise every family has specific needs. In a home, over elaboration must be avoided at all costs. Of course, this does not mean that you should revert to a severely plain design—just leave off the gingerbread ornamentation. This popular story and a half design should meet the requirements of modest home builders, and give to them a home that will be cozy and comfortable. There is an extra large living room with fireplace in one end, and closed stairway leading upstairs. The kitchen and dining room are both of fair size, and a sunroom, which is optional, is attached to the rear. There is also a grade entrance leading either to the basement or to the kitchen. The three bedrooms upstairs are each a good size, with ample closet space.

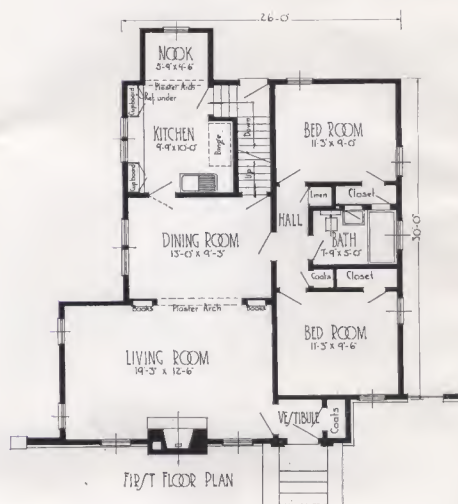


HOME BW-893

Artistic Architectural Development of Details

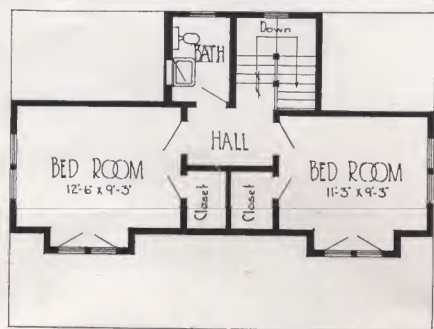
Size: 26 x 34 ft.

NO MATTER how big a house, or how small for that matter, it takes a fireplace to make it "home." Somehow a hearth seems to embody the essential quality of a home in a way no other feature can. Home practical souls who must have dollars and cents reasons for everything, can salve their consciences with these advantages of the open fireplace; there is no better ventilator—its handiness in the late spring or early fall—it greatly simplifies furnishing the room. This is another bungalow with a familiar layout, seldom improved upon. With a closet in the vestibule, a beautifully proportioned living room, fair sized dining room, compact, step saving kitchen, with attractive breakfast nook attached, two bedrooms, bath, three closets and linen closet, we believe we have included about everything that the modern home contains, without sacrificing any space.

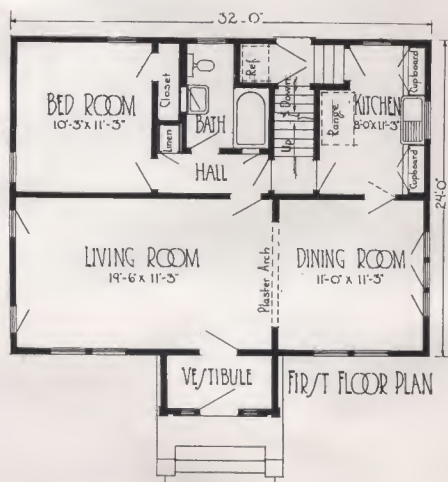




HOME BW-894



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Modest, But Eminently Homelike

Size: 32 x 24 ft.

THIS is just a plain, simple, comfortable little home, and not at all pretentious. A harmonious color combination will best bring out its homelike atmosphere; a cream color, for instance, with green blinds, and a roof of autumn brown. The feature of this design is its width, making it contrast greatly with other bungalows of the narrower type. It is very well proportioned and will be attractive in any neighborhood. There are two bathrooms and three bedrooms in this home—one of the bedrooms being on the first floor. One of the bathrooms could be omitted, if you desired to cut down on the expense. The living and dining rooms cover the entire front of the house—making a very practical arrangement. A coat closet could very easily be included in the vestibule. This is a well planned home, and should furnish most of the comforts and conveniences now in demand.

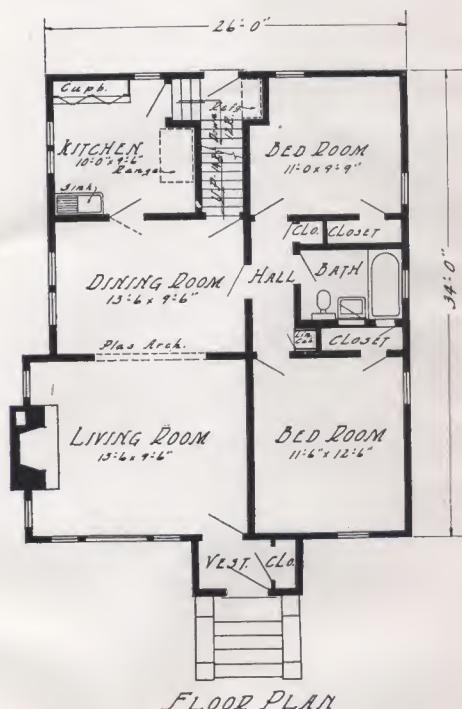


HOME BW-920

An Attractive Cottage Type Bungalow

Size: 26 x 34 ft.

THE not unusual floor plan of this home is practical and offers two bedrooms downstairs with the possibility of two more bedrooms upstairs. There is an abundance of wardrobe and linen space, with a convenient coat closet in the vestibule. A feature of the living room is the expansive window space on the front wall. The elevation indicates a landscape window in the center of a triple opening which is in substance a plate glass sash, not broken up with bars or other obstructions. If desired the plastered arch between the living and dining room could be changed to a colonnade effect or French doors. The convenient kitchen would work out equally well if the cabinet was placed across the entire side wall and the sink included as part of the cabinet, under the window. The refrigerator has been given space on the grade landing.



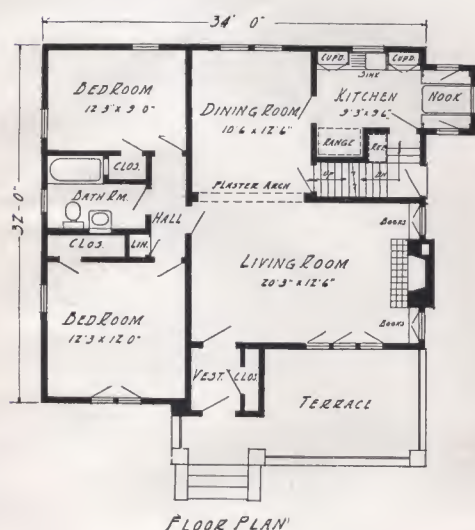
FLOOR PLAN



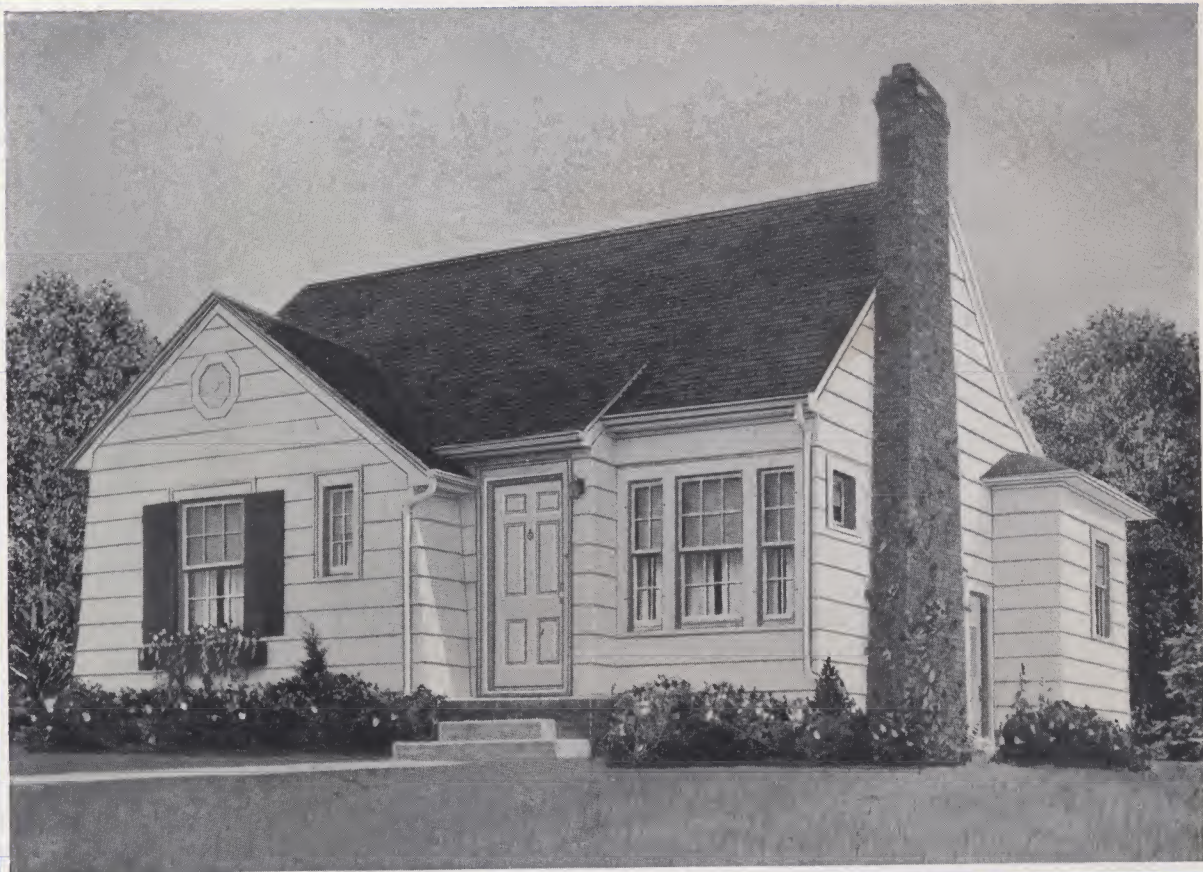
HOME BW-907

Good Proportions and Interesting Detail

Size: 34 x 32 ft.



THIS is an exceptional design in every detail, and we highly recommend it to anyone who wants a bungalow suggestive of Spanish architecture, and yet seeks something out of the ordinary. The terrace, with its ornamental iron railing, shows up wonderfully well and is surely a distinctive feature. The trimming of brick around the door, base, and on the chimney harmonizes with the color of the window casings to produce a stunning effect. One must attempt to picture the entire color scheme of this home in order to have an idea of its true beauty. It is the style of home that lends itself so well to the proper blending of color. The interior planning shows a skillful arrangement, with long living room, including at one end a mantel flanked on each side with bookcases; well designed kitchen with breakfast nook; central dining room and two bedrooms.

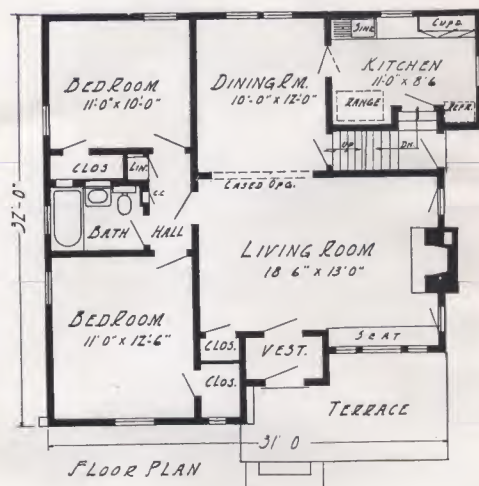


HOME BW-917

A Colonial Cottage Well Planned

Size: 31 x 32 ft.

THIS distinctive and artistic home is a beautiful example of the application of Colonial designing in the bungalow. Shingles have been used, but wide siding could be substituted in accomplishing an equally good effect. It is delightfully attractive in structural lines and inexpensive to build. The floor plan is unquestionably different than the usual run of bungalows. At the left of the vestibule a convenient coat closet is provided. The relative position of the dining room to the living room makes an especially good arrangement, not only attractive but practical, in that light enters both rooms from the front and the back. Corner cases on the back wall of the dining room add a beautiful note of distinction. The kitchen is compact and well planned. Note the convenient location of the refrigerator where an outside ice door can be provided.

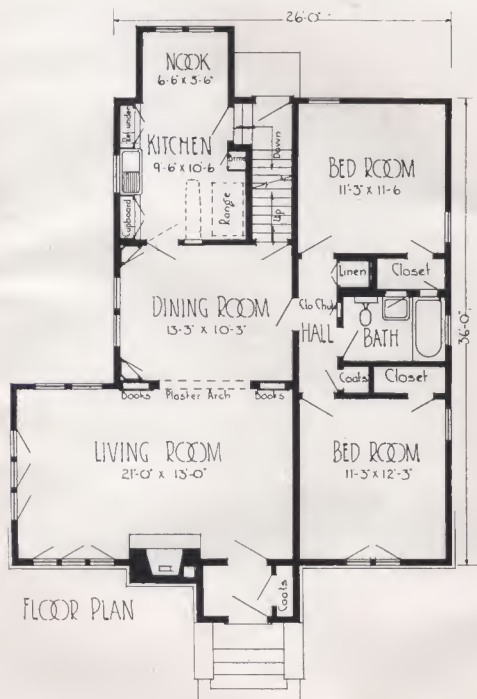




HOME BW-896

Architectural Triumph In Modern Bungalow Design

Size: 26 x 36 ft.



IN THE last few years, more careful study has been expended on the architecture of small homes, and stereotyped designs have given way to more artistic ones, producing in many instances, some wonderful effects, which are big assets to the surrounding property. The small home can be made just as beautiful and satisfying and lasting as the great house. This attractive bungalow stands out as a home reflecting much personality, and surely not a small part of its charm is due to the well designed chimney and entrance. Combine this exterior with an exceptionally well planned interior, and for a bungalow type, you have surpassed the majority of designs. The large living room is well lighted with its many windows, and the dining room is of respectable size, while the kitchen with its breakfast room is a model for home efficiency.

There are also two good bedrooms, and a coat closet and linen closet in the hall.

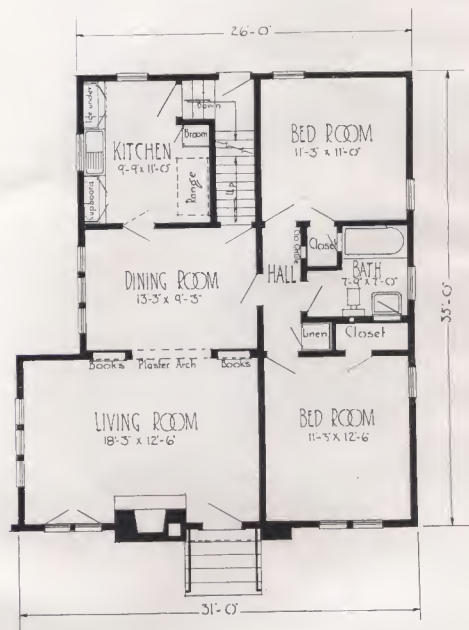


HOME BW-889

Modern Type of English Bungalow

Size: 26 x 35 ft.

THE demand for bungalows has led to the creation of distinctive designs, differing greatly from the very few types which were evident in the past. The same style of architecture used in two story houses has been applied to bungalows with wonderful success. Here, we have pictured a striking design, although the chimney in front and the two peaks are the only change from the ordinary type of bungalow, but which creates a vast change in the appearance. Such slight changes, sometimes, are all that is necessary to transform an ordinary design into one that shows distinction. The interior shows a popular bungalow layout. The large living room is well lighted, and has good wall space for the arrangement of furniture. With the dining room, separated only by an archway, the combination is ideal for entertaining. The kitchen is especially inviting, with its excellent planning of cupboards, etc.

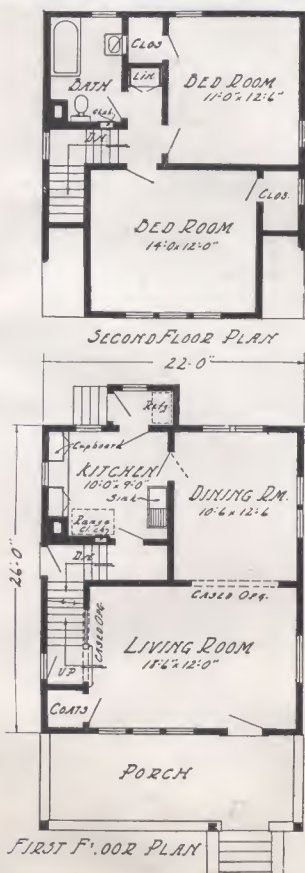




HOME BW-885

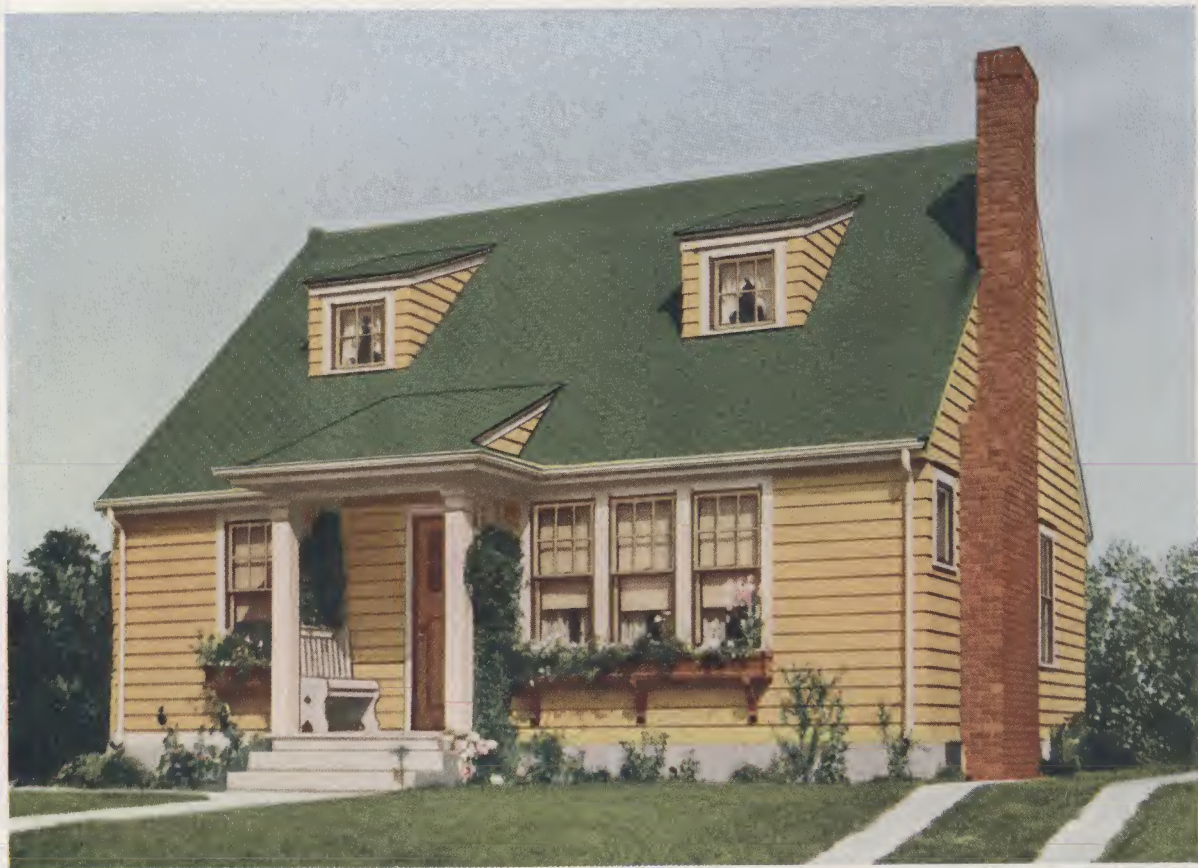
Forever a Popular Type of Home

Size: 22 x 26 ft.



THE "old reliable" is a very practical and economical design of frame construction throughout with siding and shingle exterior that gives complete satisfaction. Many a warm evening will be spent in solid comfort on the large, roomy and indispensable front porch which could be glazed for winter to reduce your expense considerably. The large dormer in front is correctly proportioned and provides for more roomy accommodations upstairs.

The satisfactory interior arrangement coincides with your ideas of a home of this design. The kitchen, dining room and living room are all as large as they should be for maximum comfort. The handy closet in the living room is always appreciated. A stairway on the end takes you upstairs to two good sized bedrooms each containing plenty of closet room. For a small home it contains most of the necessary conveniences for comfortable homemaking.

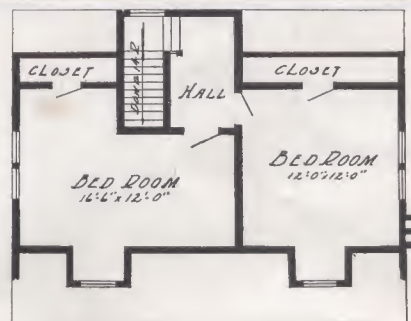


HOME BW-895

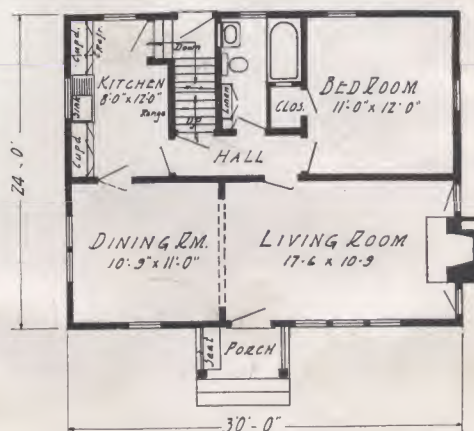
A Colonial Cottage of Unusual Charm

Size: 30 x 24 ft.

THIS home is the picture of comfiness. It is the kind of cottage we read about in books where beautiful climbing roses entwine themselves over an inviting entrance. The floor plan provides all of the conveniences that could be wished for. Three bedrooms, one on the first floor and two on the second, are unusually adequate in a home of these small dimensions. Further than this the usual kitchen, living, and dining rooms are provided and a particularly attractive effect is accomplished in the joining of the living and dining rooms with a wide plastered arch. The living room offers unusual wall space for the proper placing of furniture. The mantel at the end of the living room could be appropriately flanked with bookcases on both sides. This home would look as well in shingles as it does in siding.



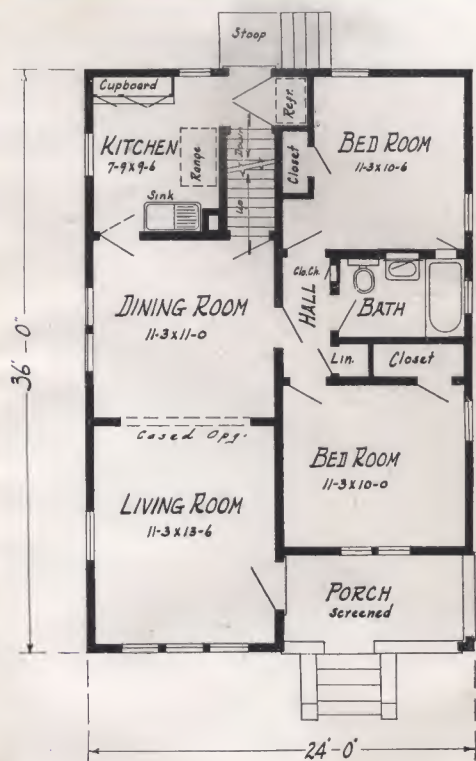
SECOND FLOOR PLAN



FIRST FLOOR PLAN



HOME BW-922



FLOOR PLAN

Expressing Comfort Plus Economy

Size: 24 x 36 ft.

THE simple lines and cozy appearance are the first distinctive characteristics of this little inexpensive bungalow. It is built low which enhances its appearance and makes it all the more desirable to own, combined with the fact that it can be easily and very economically built by virtue of the simple lines, standardized window openings, etc. The stucco effect shown is pebble dash. The floor plan follows the usual bungalow layout which is hard to improve. The floor plan indicates the usual number of rooms contained in a bungalow of this size. They are arranged so that a maximum amount of space has been given to each room. A fireplace could very easily be placed on the outside wall of the living room. A feature of this bungalow is the porch which will be very much appreciated when it is screened in the summertime.



HOME BW-898



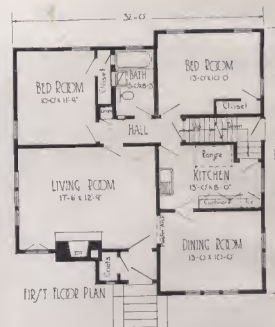
Size:
26 x 33-6 ft.

THIS very attractive bungalow should appeal to the artistic home lover; one who desires something out of the ordinary. The design possesses a great deal of style, and presents a very charming appearance even to the critical observer. One will admire the slope in the roof extending to an ornamental gate on the side. A

feature of this design, is the deep recessed entrance, which is quite unique, and which undoubtedly will attract much attention. The interior is well planned, following much of the same popular layout used in other bungalows, and contains most of the conveniences that help to make a comfortable home.



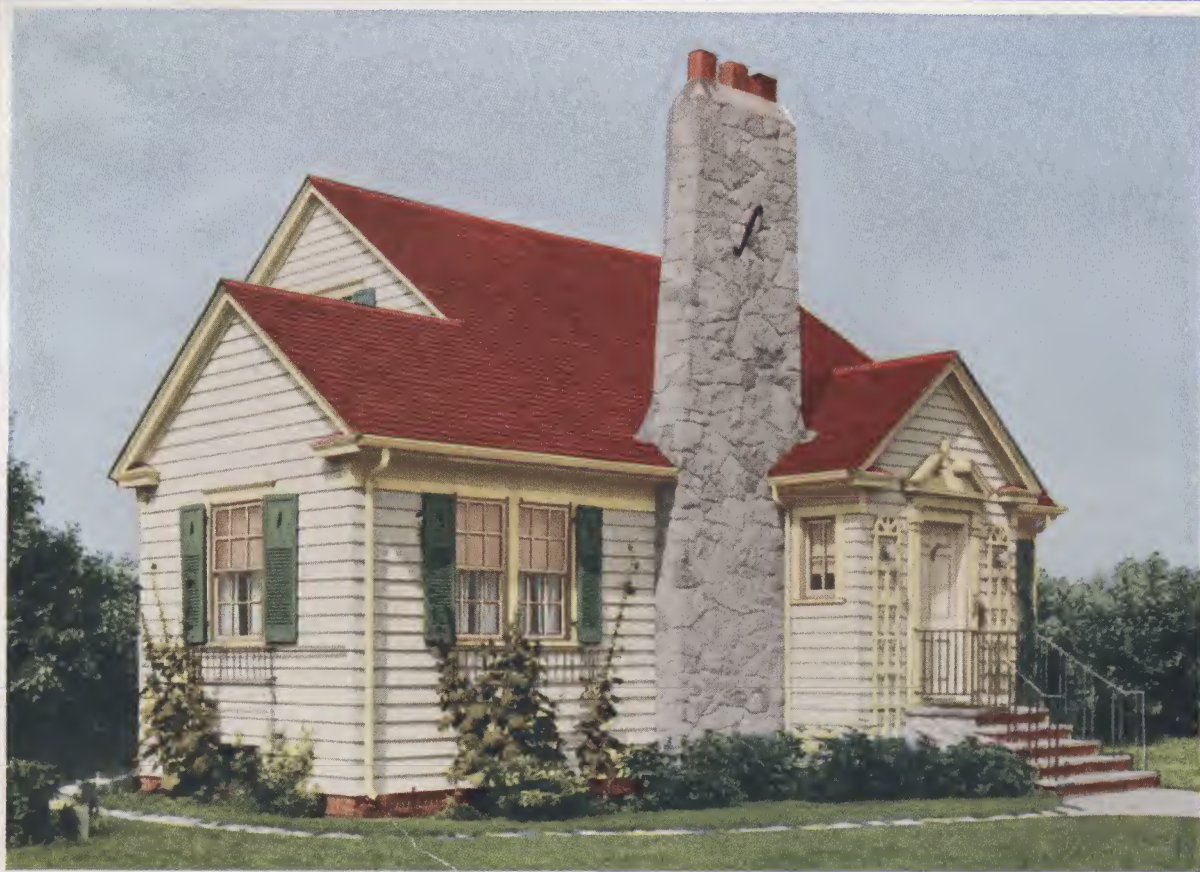
HOME BW-899



Size:
32 x 33-6 ft.

THIS popular, modern design of bungalow has been quite a favorite with builders during the last year, due not only to its fine appearance, but also for its splendid interior arrangement, which is different than most bungalows. What is more pleasant than a dining room in the

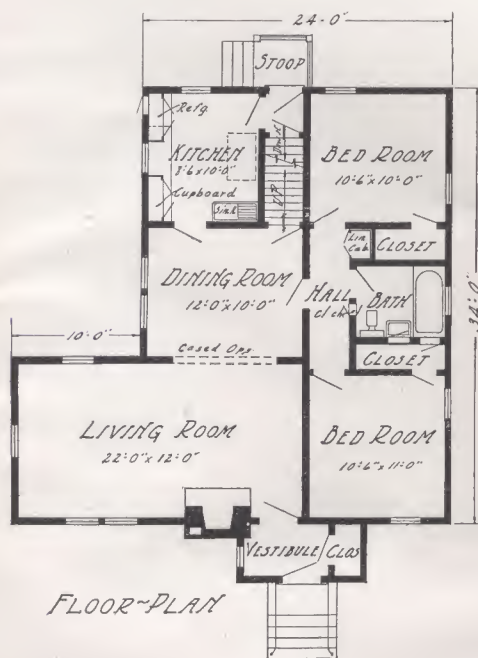
front of the house, with windows on two sides, giving you an abundance of light? There is cross ventilation in each of the bedrooms, the living room has ample wall space for furniture, while the kitchen, of the long and narrow type, has been planned for the greatest efficiency.



HOME BW-937

An Interesting Cottage In Color — Well Designed

Size: 24 x 34 ft.



HERE is a small home that embodies unusual character irrespective of the attractive color. The details of the home suggest that feeling, "here is comfort." It is very unusual, a siding home with a predominating stone chimney of this sort, but the home from which the photograph was taken was so imposing, so interesting, that it was immediately selected for representation in the book. This home is small and economical to build. It is interesting by virtue of its good proportion and interesting detail.

The plan arrangement is in keeping with the thought of comfort that encompasses this home, two bedrooms on the first floor and another on the second floor if desired. Ample closet space and wall space permit the proper placing of furniture. The kitchen is well planned for the saving of steps; the wall cabinet could include the sink if desired.

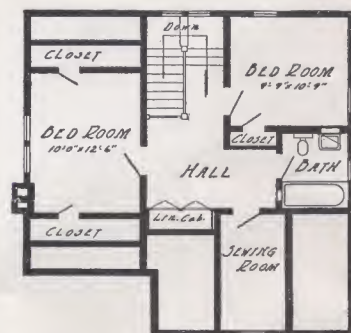


HOME BW-940

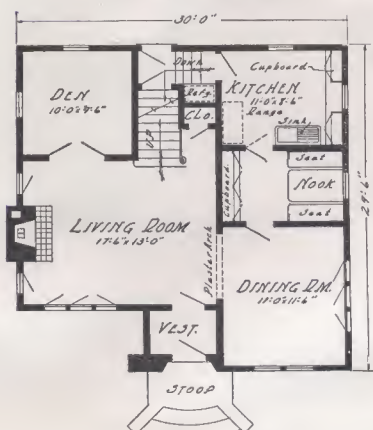
Just A Cottage Among Hollihocks and Roses

Size: 30 x 29-6 ft.

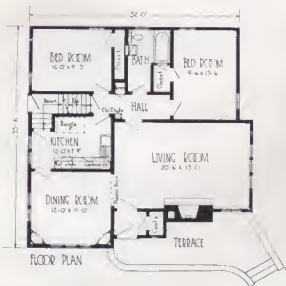
ENHANCING in its quaintness, this home is sure to fall into immediate popularity because it is well planned, very attractive and "cosy-looking." It accentuates that thought "this is home," clearly expressing the feeling of comfort that is so desired in a home. On the interior of this design we find the thing that is expressed by the exterior, an attractive plan well thought out that embodies all the essentials for utmost convenience. The den in the rear of the living room is one of the unusual features in a small home of this type. If the home builder has no longing for a room of this kind it can easily be converted into a music room. If the scenery at the rear of the home is attractive, casement windows could be placed across the entire rear wall of the den.



SECOND FLOOR PLAN



FIRST FLOOR PLAN



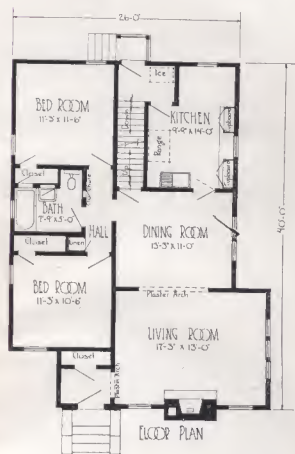
Size:
32 x 33-6 ft.



HOME BW-901

ISN'T it true that most shingle exteriors are pretty? Due to the great contrast between the greater number of stucco and siding bungalows which are usually built alongside, the shingle home stands out more prominently. A shingle home has much to commend it. It is warm, economical to build, and costs very little for upkeep, and for these reasons, we see more

shingle houses being built than ever before. We would suggest that where cobblestone is not procurable or desirable, the chimney be stuccoed over brick, with a stone or face brick trimming. The terrace in front, of course, is optional with the builder. The floor plans show a well laid out interior, with all of the latest ideas incorporated.



Size:
26 x 40 ft.



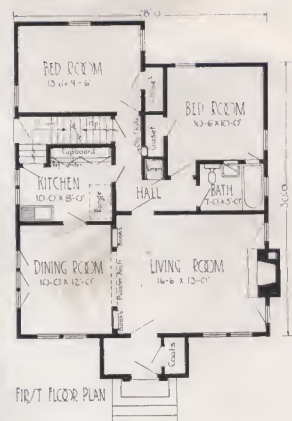
HOME BW-903

THIS home is the result of much planning to secure a design that was not too extreme, and yet have one or two features that would remove it from the commonplace. The wrought ironwork under the windows is an added detail, but rather pleasing, and is now very much in vogue. But it is the interior that engages your

attention. Most of the requirements of a modern bungalow have been met, with a closet off the vestibule, large living room, with fireplace in the center, dining room, labor saving kitchen, with breakfast room in one end, and two bedrooms, bath, linen closet and ample closet space.



HOME BW-904



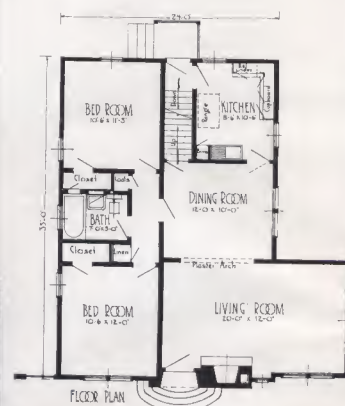
Size:
28 x 30 ft.

HERE is a beautifully proportioned bungalow home, that has been admired by many. Its symmetrical design has its own individual appeal, besides contributing to a splendid interior arrangement. The vestibule in front provides for a handy coat closet, not very often found in bungalows of this size. The living room and dining room will appear as one room, when entertaining

friends. Both bedrooms are at the rear of the house, permitting of cross ventilation in each. There is a handy, convenient kitchen, which will be a boon to the efficient housewife. This is a very compact plan, and is recommended to those that wish the utmost in home comfort, without too great an outlay. The use of shingles on the exterior, instead of stucco, would be very attractive.



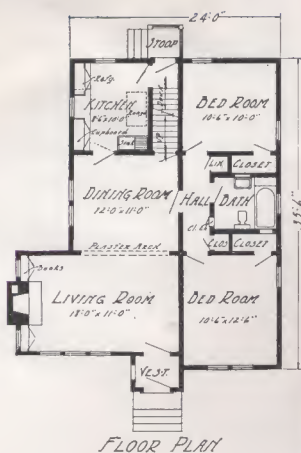
HOME BW-906



Size:
24 x 35 ft.

FOLLOWING the demand for variety in the modern type of bungalow, architects have been sorely taxed to create new designs. The home pictured above is a combination of many of the features of other plans, resulting in a most artistic appearing place. The chimney in front, connecting with a deep recessed entrance, the

rounded stone steps, and the extension of the roof to form a gate on the side, produces a strikingly unusual effect. This bungalow contains a living room, larger than usual, which is worthy of your notice. The rest of the interior layout is unsurpassed, although planned along the same lines as the majority of bungalows.



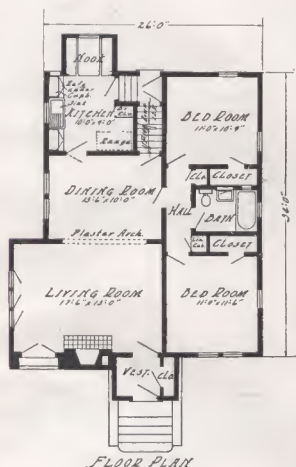
Size:
24 x 35-6 ft.



HOME BW-955

THIS is a colorful little home, with its warmed tone plaster exterior, brick trimming, and rounded entrance. There are many little decorations that influence the style considerably, greatly enhancing the effect. Brightness of color goes hand in hand with a bungalow of this style and too much stress cannot be placed on the neces-

sity of using vivid tints, even the shade of the roof playing a big part, as well as the brickwork. It is very cozy and attractive and although not a large home, it can be very comfortable. Five rooms, including two bedrooms, make a well planned interior, suitable for most anyone who desires a bungalow of this type.



Size:
26 x 34 ft.

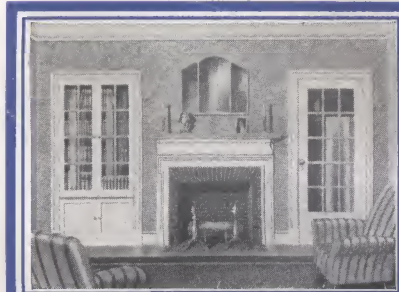


HOME BW-967

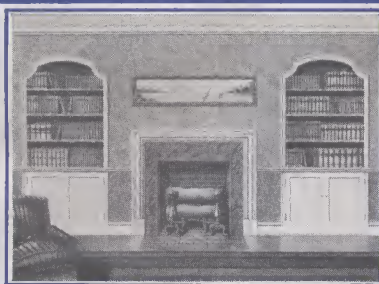
HERE is an unusually good floor plan in the bungalow type home. One can easily visualize this living room attractively furnished. The French doors as shown in the front elevation could be changed to a pair of high-up casement sash with bookcases underneath if desired. The kitchen is well planned and provides

a breakfast nook. The exterior resulting from this floor plan is one of great flexibility. Many unusual effects can be accomplished with this projecting entry and fireplace. This home lends itself to a combination of stone and stucco or brick and shingles or many variations of the material shown.

THE mantel is often referred to as the center of the home in the evening. This picture seems to emphasize that thought; one could not easily leave this mantel to go out into the cold of the evening. A mantel's attractiveness is accomplished with proper proportions both in its details and size as compared to the room size into which it is placed.



BW-1193



BW-1191

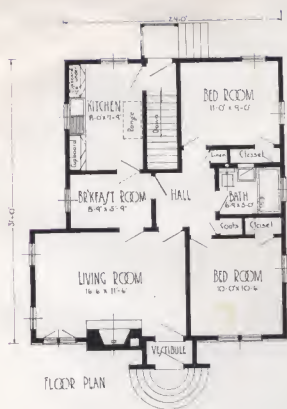


BW-1194

THREE mantel combinations are illustrated, picked at random from the large catalog of Bilt-

Well Millwork, which can be referred to for further attractive combinations and individual mantels.





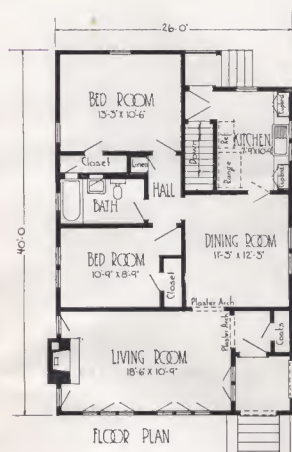
Size:
24 x 31 ft.



HOME BW-908

VERY good taste has been displayed in designing this little "Spanish" bungalow; the exterior complies strictly with what this style demands. The low lying roof, with its trim cornices, is charmingly modish. To view this home, as it really is, in gay colors, which all

harmonize beautifully, would reveal an attractiveness that this picture cannot show. It is just a small place, but after examining the floor plans you will find it contains almost everything that a larger house provides, for efficient housekeeping and a comfortable home.



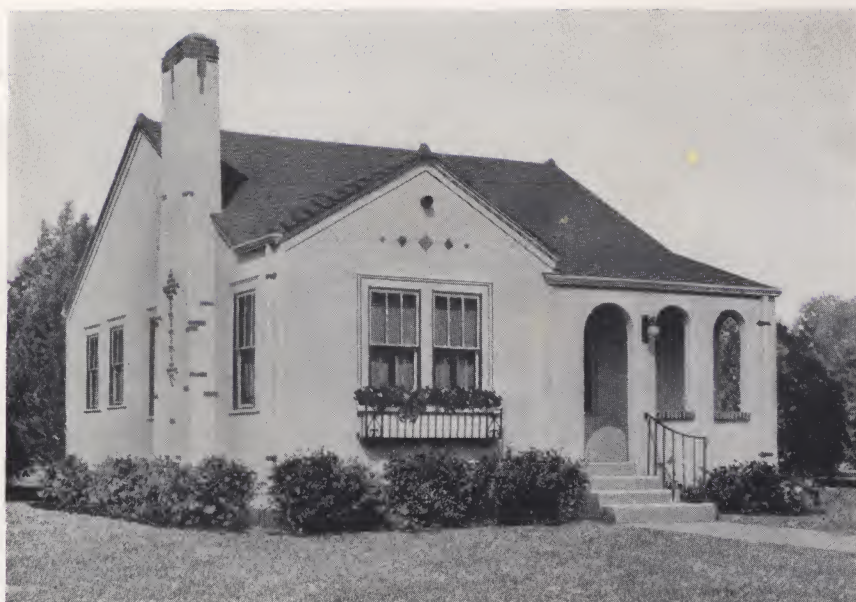
Size:
26 x 40 ft.



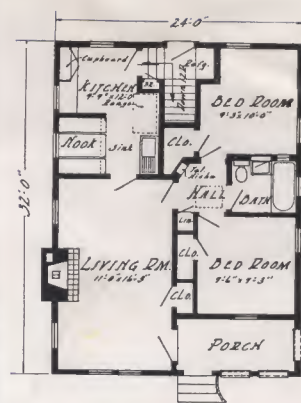
HOME BW-924

JUST a plain, simple little bungalow home that can be built very inexpensively, using stucco, siding or shingles equally well. This picture, without color, does not do justice to this home. With its vividly colored roof, and trim painted to harmonize, it is by no means unattractive, and would be a joy for any family to take care of.

Including a small porch in front, produces a little different layout than seen in other bungalows. A handy coat closet off the vestibule will be appreciated. There is a long living room, with fireplace in one end, with plaster arch connecting with the dining room. A well planned kitchen, two bedrooms and bath, and linen closet will meet most demands for a modest abode.



HOME BW-927



FLOOR PLAN

Size:

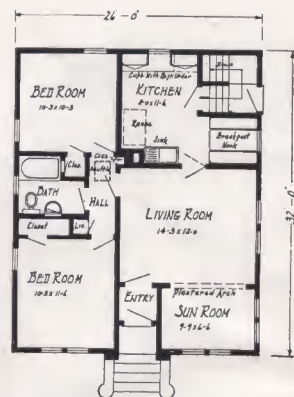
24 x 32 ft.

THIS bungalow immediately arrests the attention of the home builder who is interested in combining exterior beauty and good plan in the bungalow type home. The floor plan is not only very good in arrangement but all of the necessities and modern features are provided for. The spacious living room contains an attractive

mantel centered on the long wall. A coat closet is provided just inside of the entrance door. A breakfast nook is included in the kitchen plan and an unusual feature in a bungalow of this size is the porch; this is especially appreciated when screened in summer, giving an opportunity to enjoy the breezes.



HOME BW-957



FLOOR PLAN

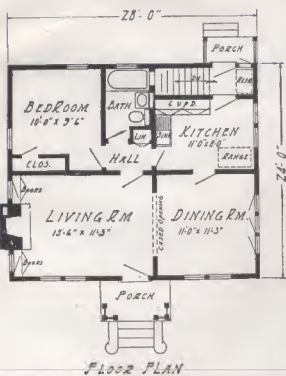
Size:

26 x 32 ft.

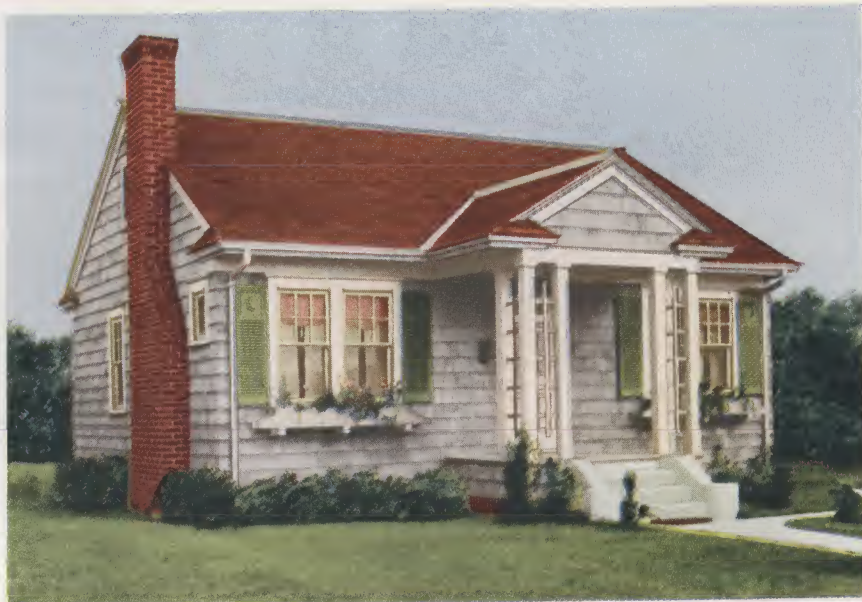
IT MUST be true that good things come in small packages, because in this home there is included practically every convenience that the average home builder today is asking for.

The exterior is simple in design, permitting of great economy in building. A slight improvement would be to stucco down to a brick soldier course

at the grade. A large living room shows excellent planning of wall space; included is a sunparlor, not large but extremely comfortable. An efficient kitchen that saves steps, with a breakfast nook placed just right, will be a joy to the housewife. Two bedrooms with ample closets, clothes chute, and linen cabinet, convince one that the very best has been done on this plan.



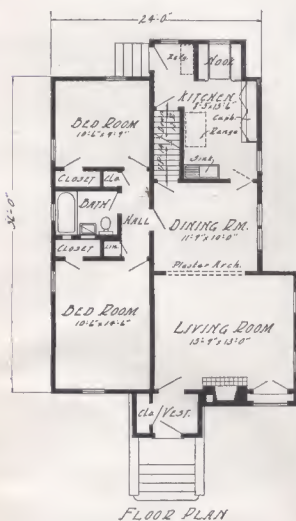
Size:
28 x 24 ft.



HOME BW-982

THAT'S someone's love-nest'' is the expression that would aptly describe this little colonial bungalow. There is a sentiment about this delightful little home that one is sure to sense—a feeling that it was designed especially for some young couple. It is a pretty little place and the shingle construction surely adds to its beauty

although wide siding would not be unattractive. The flower boxes if kept well supplied with blooming plants will furnish just the necessary finishing touch. The room arrangement provides comfortable living quarters and for newlyweds it is hard to imagine any home which could be more desirable.



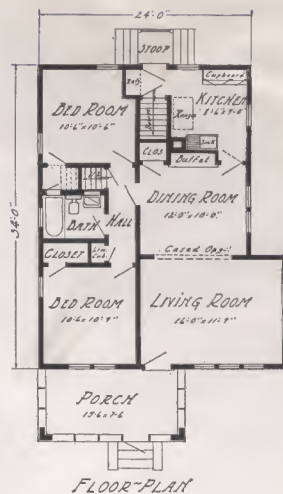
Size:
24 x 36 ft.



HOME BW-985

ONE cannot well pass up observation of this attractive bungalow as the interesting details and color immediately arrest the attention. Not only are the details well worked out and in good proportion but the color harmony of the

details is very attractive. It will be noted that the floor plan is also modern in that it provides all of the essential rooms in good proportion and with ample wall space for the proper placing of furniture. A breakfast nook is well placed in the kitchen.

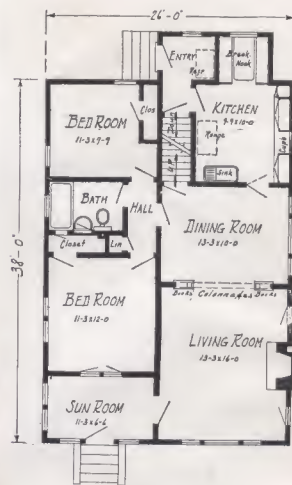


Size:
24 x 34 ft.

HOME BW-970

"IT MUST be siding with a screened and glazed-in porch in front, and a little dormer on one side to balance. The living room must be of fair size and well lighted and have good wall space for furniture." This little inexpensive and comfortable home fits the description. There are also

two bedrooms with closets, a linen cabinet and stair to the attic. The good sized dining room has a very handy closet for general uses. The kitchen is small but well arranged to take care of the average housewife's demands—in all providing a small home that is very complete.

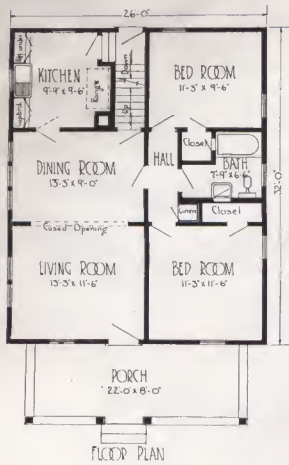


Size:
26 x 38 ft.

HOME BW-972

COULD you see this home with its float finish of stucco, its trimming of deep brown, amidst a setting of trees, you would agree with us that it is a very attractive little bungalow. It is a charming little home, with a somewhat rustic appearance, and although simple in design, it possesses good artistic principles. The living and

dining rooms are practically one, separated by a wide opening. The small enclosed entry adjoining the kitchen is a boon to the housewife. There is a well planned kitchen with breakfast nook, two bedrooms and sunroom to make this charming little bungalow home a very comfortable and satisfying place.



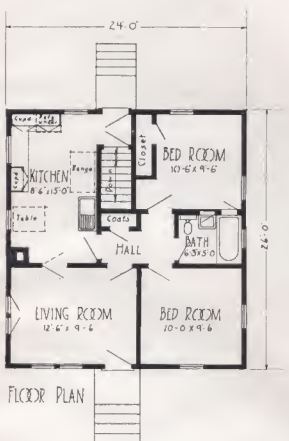
Size:
26 x 32 ft.



HOME BW-913

THIS bungalow still remains one of the most popular sellers. It is neat in appearance, and very economical to build. It has its appeal to many who desire a modest home, but do not demand architectural beauty. And, yet, with the proper colors used in painting, using a sharp contrast for the trimmings, and some nice

shrubbery around the house, this home will possess an attractive appearance all of its own. There is a practical and convenient interior with living room, dining room and kitchen on one side. Two bedrooms, bath and linen closet on the other side complete a modest but comfortable home.



Size:
24 x 26 ft.



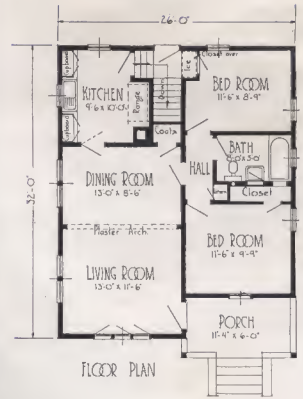
HOME BW-914

HERE is a dainty little Colonial bungalow, that can be constructed very inexpensively, and yet prove to be a very satisfactory and comfortable home for a young couple. There is very little ornamentation to this home; just a simple little low cost bungalow, with an irresist-

ible appeal to the builder who cannot afford very much. There are two bedrooms and bath, living room and a large kitchen. The interior of the kitchen could be very easily changed to include a breakfast nook. This small home solves the problem of giving you a great deal for very little.



HOME BW-923



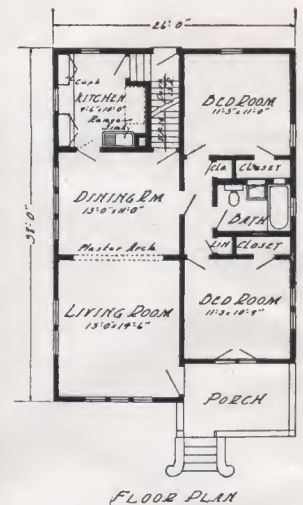
Size:
26 x 32 ft.

SOME of us still adhere to the siding bungalow for our future home, and quite rightly too. There are arguments for and against it, but nevertheless, when properly planned and constructed, you are sure of a home that will be warm, easy to heat, last indefinitely, and if designed correctly, should match in beauty any of the homes built of other materials. The illustration

proves that there is quite a choice in the designs of bungalows which can be built at a modest figure, and still give you style and comfort. There is a good floor plan, with living room, dining room, and kitchen on one side, and two bedrooms and bath on the other side. We must not forget the porch,—for some, it is the most essential part of a home.



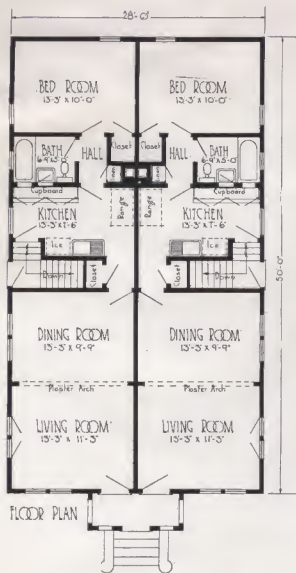
HOME BW-962



Size:
26 x 38 ft.

THIS home is representative of the economical frame type bungalow. With the proper paint combination applied, this home would make an unusually attractive cottage. There are two bedrooms each with ample closet space and two small linen cases are also built into the hallway. All rooms are quite sizeable for a home of

these small dimensions, and there is the possibility of adding a bedroom upstairs. In the event that the second floor is to be used only as a storage space it may be well to use a disappearing stairway in the hall and utilize the present stair space as a convenient coat closet. The front porch when screened in summer will be very much appreciated.



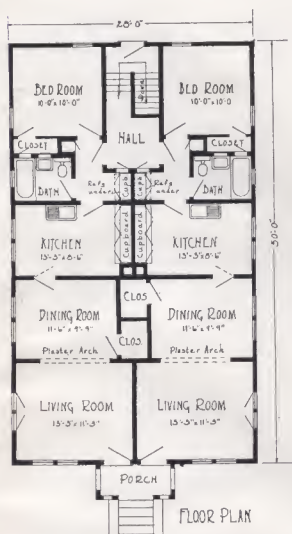
Size:
28 x 50 ft.



DOUBLE BUNGALOW BW-943

TWO family bungalows are new, but they are gaining rapidly in popularity. They meet the objection of that class of people who refuse to live on the second floor of an ordinary duplex and in this respect, the double bungalow will be more than satisfactory. There is nothing particularly striking in the exterior appearance

of this home, although it is not unattractive, being designed so that it could be built at a modest figure. The interior is planned very satisfactorily to furnish each tenant with the same accommodations and number of rooms, so that either side will be equally desirable. There are separate entrances to each part with individual stairs leading to the basement.



Size:
28 x 50 ft.



DOUBLE BUNGALOW BW-944

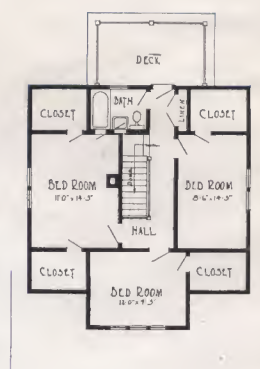
THIS plan shows exceptional architectural ability in designing a double bungalow that is artistic and yet conceals the fact that it houses two families. At first glance, you would naturally judge this home to be a bungalow of fair size, but in reality it has two apartments. In a block built up solidly of bungalows, the usual

two story duplex would stand out too prominently, while this double bungalow would not at all detract from the appearance of other homes. The floor plan is interchangeable with the one shown above. The layout is similar for both apartments, with separate entrances and most of the conveniences demanded in houses that are to be rented.

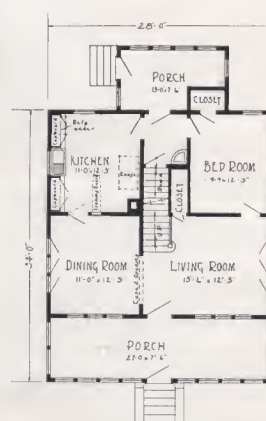


HOME BW-948

THE popular story and a half house, in certain localities, seems to be growing again in popularity, and there is no question but that the design above is one of the most popular. A scrutiny of the features included will prove that this design is ideal for farm use. There are four bedrooms—one on the first floor. There is a large kitchen, well equipped for efficient work, a convenient enclosed porch in the rear, and a handy wash bowl in the entry.



SECOND FLOOR PLAN



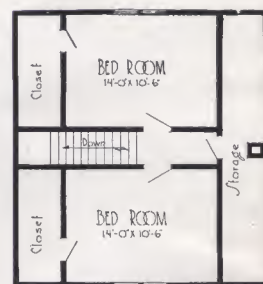
FIRST FLOOR PLAN

Size: 28 x 34 ft.

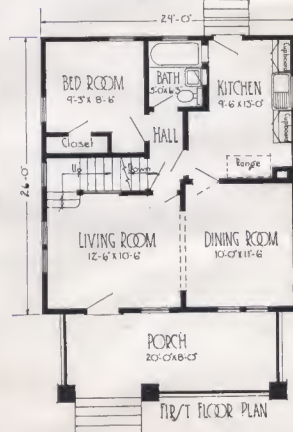


HOME BW-949

PLANNED especially as a modest priced home on the farm, this design has met with unprecedented approval. Easily constructed, without any frills or ornamentation, it nevertheless will provide a comfortable home for anyone. There is a very compact layout, containing living room, dining room, kitchen, one bedroom and bath on the first floor, with two bedrooms on the second floor. The rooms are of fair size, and there is practically no waste space.



SECOND FLOOR PLAN



FIRST FLOOR PLAN

Size: 24 x 26 ft.



Size:
22 x 32 ft.



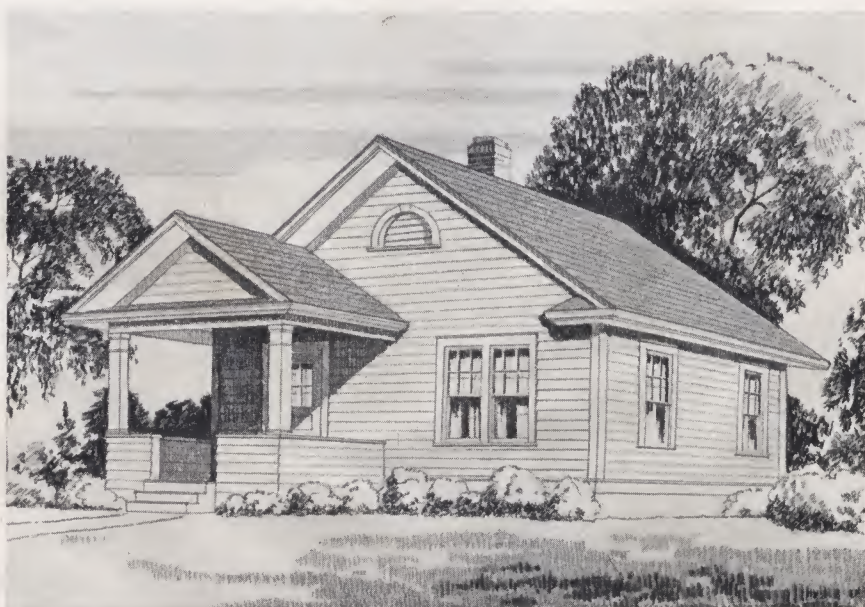
HOME BW-986

FOR those who are actually sincere in effecting economy, and yet own a home that will be a comfort to them, until they are in a position to acquire something better, we would suggest this design. It is an old popular design of one floor, siding bungalow, but it contains six rooms, with enclosed porch in front. There are three bedrooms,

each of fair size, but no bathroom. If modern improvements are available, the center bedroom could be changed into a bathroom, with closet on one side. This home can be built at a very low cost, and making a comparison, room for room, we do not believe you would be able to duplicate this same low cost in another design.



Size:
26 x 26 ft.



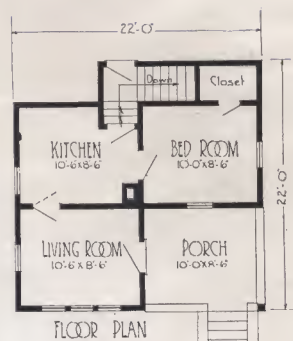
HOME BW-987

THE small family with a modest and simple taste for a home of convenient size, might look over a great many designs, without finding anything better than the one pictured above. It is a very compact plan, using up every available inch of space. It is sensibly designed for the saving of housework, with entrance to the

two bedrooms from the living room. There will be plenty of fresh air and sunshine from the many windows giving cross ventilation. Its appearance is quite artistic, with lovely front porch, two front gables, and wide imposing eaves. It is a home inexpensive in upkeep, and should be easy to heat.



HOME BW-988



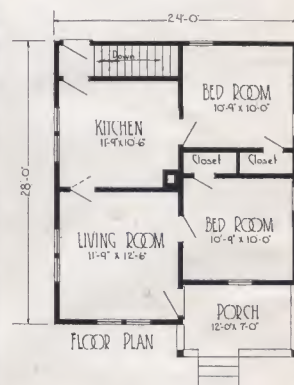
Size:
22 x 22 ft.

IN DESIGNING a small home for some thrifty young couple, who are starting in at the bottom, in order to keep down the cost, you are compelled to limit the size, and omit the frills. Although simplicity usually means economy, yet the same materials used in a very plain home, may be assembled a little differently, and produce a

quite favorable effect, as shown in the picture above. This is just a small three room home, with a pleasing porch in front, but it should be a comfortable little place to live in. With a well kept lawn, and a planting of flowers and shrubbery, this little bungalow home will be by no means unattractive.



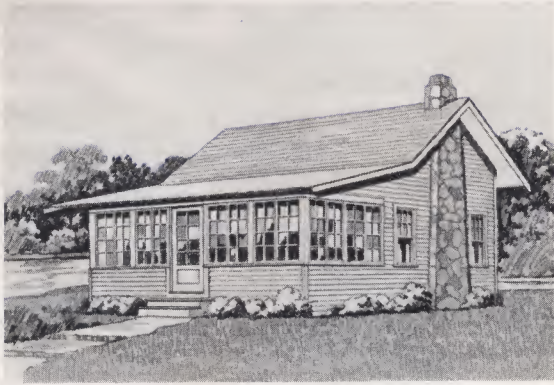
HOME BW-989



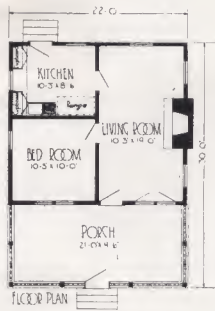
Size:
24 x 28 ft.

IN PRESENTING this small siding bungalow home, we are appealing to the small family who want a home containing two bedrooms, but who want to keep the expense down to the lowest possible amount. This design is simple, and should be built very inexpensively. A glance

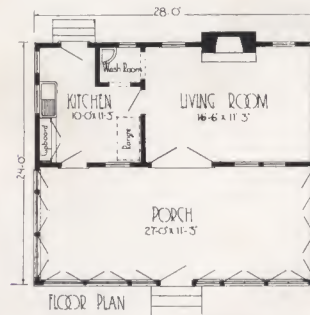
at the picture above, reveals a small home that is quite attractive. A flower box, with plants in bloom, placed under the front windows, would add effectively. This will be a dandy little home for the modest housewife, as it is very compact, and should be very easy to keep up.



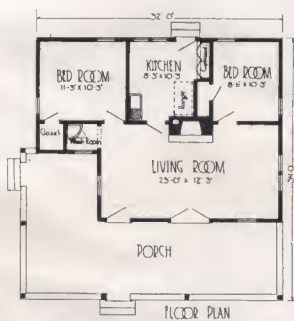
SUMMER COTTAGE
BW-990



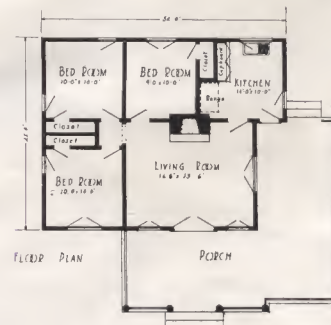
SUMMER COTTAGE
BW-991



SUMMER COTTAGE
BW-992



SUMMER COTTAGE
BW-993



Helpful Building Information

Carpenter Work

How to Estimate Studs: For walls and partitions allow one stud to the foot for 16 inch centers. This will be sufficient allowance to include doubling of studs on corners, doors, and windows. Plates and other places requiring studding must be estimated separately. To estimate the number of studding required for plates, add together in feet the lengths of the outside walls and partitions which require plates and divide by the length of the studding used for plates. This amount doubled will give the number required for double plates on the outside walls and single plates top and bottom on partitions.

How to Estimate Bridging: A close estimate for 2x8, 2x10 and 2x12 joists is to allow 3 lineal feet of 1x2 or 1x3 for each joist space.

How to Estimate Sheathing: To estimate the quantity of sheathing, calculate the exact surface to be covered, deduct the openings and then add the following:—For floors 1/7 or 15%; for side walls 1/6 or 17%; for roofs 1/5 or 20%. Sheathing and ship-lap are sometimes nailed diagonally on sidewalls and floors, then add 7% more to the previous figures for the waste, as each board has to be cut at both ends. Sheathing is sometimes spaced 2" on roofs and a deduction of about 1/6 should be made from the total area.

How to Estimate Ship-lap: Get the exact surface and allow for the floors 1/6 or 17%; for sidewalls 1/5 or 20%; for roofs 1/4 or 25%. The exact surface or the number of board feet of sheathing or ship-lap is found by multiplying the outside measurement of the building by the height of the studding to which add for gables. The surface of a gable is found by multiplying the width of the building by half the height from the plate to the ridge of the roof.

How to Estimate Floors: There are two classes of flooring, namely dressed or square edged flooring, or dressed and matched flooring. The square edged flooring ordinarily has a face width about 1/2" less than its nominal width; thus a piece of 6" square edged flooring has a face width of 5 1/2", a 4" piece has a face width of 3 1/2". The loss in case of the 5 1/2" face flooring is 1/11 and in case of the 3 1/2" face, the loss is 1/7. But in addition to these mill losses, there is generally waste owing to bad ends, etc., so that after estimating the exact area of the floor, add the following:—For 6" flooring 1/9 or 11%; for 4" flooring add 1/5 or 20%; which gives the number of board feet required.

For estimating dressed and matched flooring, get the exact area and add the following:—For 6" flooring add 1/6 or 17%; for 4" flooring add 1/4 or 25%; for 2 1/4" flooring add 1/3 or 33 1/3%; and for 1 3/4" flooring add 5/12 or 42%, which gives the number of board feet required.

How to Estimate Siding: In estimating siding, calculate the exact surface, deducting openings and add 1/3 or 33% if 6" siding with 4 1/2" to 4 3/4" to the weather; add 2/5 or 40% for 5" siding; add 1/2 or 50% for 4" siding to the actual surface which was found under the item sheathing. 6" siding is generally laid 4 1/2" to the weather, 5" siding 3 1/2" to the weather, and 4" siding 2 1/2" to the weather.

Roofing

Roof Pitch: The pitch of a roof is taken from the level of the walls to the ridge. A 1/4 pitch is 1/4 of the span over the walls; 1/3 pitch is 1/3 of the span, etc. Thus a 24' span would on a 1/4 pitch give a rise of 1/4 of 24' or 6'. A convenient rule to get the length of a rafter for a 1/4 pitch roof is to multiply the span by 7/12; for a 1/3 pitch multiply span by 3/5; for 3/8 pitch by 5/8; for a 1/2 pitch by 7/10; for 5/8 pitch by 4/5.

Shingles. (CEDAR): Lay shingles 4 1/2" to 5" to weather when slope of roof is 1/2.

| Exp. to Weather Inches | Width of Shingles | |
|---------------------------|-------------------|-----|
| 4" | 4" | 6" |
| 4" | 900 | 600 |
| 4 1/2" | 800 | 540 |
| 5" | 720 | 480 |

Above allows for no waste.

Allow 6% on plain work.

Allow 10% on hip, gambrel, etc.

Shingles are figured as 1000 shingles 4 inches wide, four bunches to 1000. For siding and wall, lay shingles 5" to weather.

Dimension shingles are 4, 5, and 6 inches wide.

Use 5 lbs. of 3 penny per 1000.

Use 7 1/2 lbs. of 4 penny per 1000.

Brick Work

Brickwork: Brickwork is generally measured by the one-thousand bricks laid in the wall. Different methods of computing the number of bricks are followed in different sections of the country. The most general is to allow some certain number to the square foot for the different thicknesses of walls built. If there are many belts of cut stone, terra cotta, etc., they should be deducted, or too many actual bricks may be sent to the building.

Every sq. ft. of 4" to 4 1/2" in thickness equals 7 brick.
Every sq. ft. of 8" to 9" in thickness equals 14 brick.
Every sq. ft. of 12" to 13" in thickness equals 21 brick.
Every sq. ft. of 16" to 17" in thickness equals 28 brick.
Every sq. ft. of 20" to 21" in thickness equals 35 brick.
Every sq. ft. of 24" to 25" in thickness equals 42 brick.

This method gives the actual brick required, allowing for waste and breakage but not the number in wall measure which would be on the basis of 7 1/2 brick for each 4". To find the number of brick by this rule, find the number of actual square feet in a wall and multiply by the number in table for a wall of that thickness. Usually half the openings are deducted. No allowance is made for very small openings.

Actual Quantity: From the table 21 bricks are required for a cubic foot, but 18 are enough of the national size which is becoming the standard 2 1/4 x 4 x 8 1/4. The actual number will usually run about 2/3 of the wall measure when the openings are about the average number and size.

Mortar per 1000 Brick: For 1 to 3 cement and sand mortar allow $1\frac{1}{2}$ bbl. of cement and $\frac{5}{8}$ of a yard of sand. For a good lime and cement mortar allow $\frac{7}{8}$ bbl. lime, $1\frac{1}{4}$ bbl. of cement and $\frac{5}{8}$ yard of sand. For good lime allow $\frac{1}{2}$ bbl. lime and $\frac{3}{8}$ yard sand. Mortar colorings, red, $\frac{3}{8}$ " to $\frac{1}{2}$ " joints, allow 1 bbl. to 6,000 or 50 to 60 lbs. per 1000 brick. Mortar coloring, red, $\frac{1}{4}$ " joints, allow 1 bbl. to 8000. Coloring comes in barrels of 500 lbs. Fire clay, 1 ton to 7000 to 8000 brick, used for fire brick and flue lining.

Chimneys: Number of bricks required for small chimneys.

| No. of Flues | Size of Flues | Size of Chimney | No. Brick to Foot |
|--------------|--------------------|-----------------|-------------------|
| 1 | $8\frac{1}{2}$ x13 | 17x21 | 34 |
| 2 | $8\frac{1}{2}$ x13 | 17x37 | 59 |
| 3 | $8\frac{1}{2}$ x13 | 17x54 | 86 |
| 1 | 13 x13 | 21x21 | 38 |
| 2 | 13x13 & 8"x4" | 29x37 | 108 |

Lathing

Lathing is always estimated by the square yard, and in the measurement of same no allowance is made for openings of an ordinary size. The table given below will show the number of lath required per 100 square yards:

Lath $\frac{3}{8}$ x1 $\frac{3}{8}$ in. x4 ft. requires 1,400 lath per 100 sq. yds.

Lath $\frac{3}{8}$ x1 in. x4 ft. requires 2,200 lath per 100 sq. yds.

Plastering

Plastering is always estimated by the square yard, and in the measurement of same no allowance is made for openings of an ordinary size. The following table will show the amount of material required for 100 yards of plastering:

Hard Wall Plaster: Drawn work, two coats and one coat lime finish:

9 sacks hard wall plaster.

1 yard sand.

2 bushels lime.

1 sack hard wall finish.

Dry Work:

10 sacks hard wall plaster.

$1\frac{1}{2}$ yards sand.

2 bushels lime.

1 sack hard wall finish.

Painting

Particular attention should be given to the use of plenty of good paint on all frame buildings; its use adds from 100 to 200 per cent. to the life of the buildings, and is one of the best investments the builder can make; it not only preserves the life of the wood to a wonderful degree, but adds beauty to the home.

When estimating quantity of paint required for a given surface it is impossible to set forth a rule that will apply in all cases, owing to the variation in thickness of the paint used and kind of wood or other material to which it is applied, the age of the surface, etc. The following is an approximate amount for ordinary work: One gallon of mixed paint will cover from 200 to 250 square feet of wood surface two coats, if the surface is not too aged. When mixing paint the following proportion of materials is an average: $6\frac{1}{2}$ to 7 gallons of linseed oil to each 100 pounds of white lead.

Concrete Work

Ingredients in One Cubic Yard of Concrete:—

Sand-voids, 40%; stone-voids, 45%; Portland-cement barrel yielding 3.65 cu. ft. of paste. Barrel specified to be 4.4 cu. ft.

Proportions

| by volume..... | 1:2:4 | 1:2:5 | 1:2 $\frac{1}{2}$:5 | 1:3:5 | 1:3:6 |
|--|-------|-------|----------------------|-------|-------|
| Barrels cement per cubic yard concrete.. | 1.30 | 1.16 | 1.07 | 0.96 | 0.90 |
| Cubic yard sand per cubic yard concrete.. | 0.42 | 0.38 | 0.44 | 0.47 | 0.44 |
| Cubic yard stone per cubic yard concrete.. | 0.84 | 0.95 | 0.88 | 0.78 | 0.88 |

To order material for a job that contains, for instance, 150 yards of concrete of a 1:3:5 mixture, it is only necessary to use the above table as follows:—

In the column for the 1:3:5 mixture opposite the barrels of cement per cubic yard is the factor 0.96, opposite cubic yards of sand 0.47, and opposite cubic yards of stone 0.78.

Each yard of concrete will require:—

0.96 barrels of cement; 0.47 cubic yards of sand, and 0.78 cubic yards of stone.

The total of the work will be:

150x0.96=144.00 barrels of cement.

150x0.47= 70.50 cubic yards of sand.

150x0.78=117.00 cubic yards of stone.

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| BW-822 | 5 | BW-859 | 33 | BW-892 | 41 | BW-922 | 52 | BW-985 | 62 |
| BW-825 | 10 | BW-861 | 24 | BW-893 | 43 | BW-923 | 65 | BW-986 | 68 |
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